

# Shawnee Ridge Homeowners Association

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## Minutes of the September 30, 2024 Board Meeting

### Call to Order and Roll Call

The meeting, held at the office of JCHiggins & Associates, was called to order at 4:30pm

**Board Members Attending:** Brendan Jeffreys, Elvin Lerew, Blake Boling, and Brian Spindor

**Board Members Absent:** None

Lorne Martin represented JCHiggins & Associates

**Guests Present:** Association's Attorney, Trevor White via Zoom

**Review of Minutes:** The minutes of the September 3, 2024 meeting were tabled for review and approval at the next meeting.

### Executive Session

The Board adjourned into Executive Session at 4:05pm to discuss compliance and legal matters with Attorney Trevor White.

### Reconvened the Regular Session

The regular session was reconvened at 6:05pm.

### ACC Requests

1. Lot 58 – The Board reviewed the ACC application for 2 sheds and fence additions. The Board approved a shed to be placed under the back deck and the fence additions but denied the shed design requested to be placed on the deck. A revision of the shed design may be submitted for approval.

### Old Business

1. Good Neighbor Policy Revision
  - a. The Board discussed possible changes to the Good Neighbor Policy regarding permanent decorative exterior lighting and exterior house paint colors. Elvin Lerew has drafted a proposed amendment for the Board's review.
  - b. This was tabled until the next meeting.
2. Fall Newsletter
  - a. Brendan has drafted a fall newsletter.
  - b. This was tabled until the next meeting.

### Adjournment

The meeting was adjourned at 6:20 p.m.

Respectfully submitted by Lorne Martin – JCHiggins & Associates