

**Harbison Community Association
REGULAR BOARD MEETING
Tuesday April 25, 2023
following the Annual Member Meeting 8:05pm**

Call to Order, Mrs. Julie Lucas, Vice President, Secretary, Determination of Quorum based on number of Board Members Present: Julie Lucas, Ozzie Nagler (zoom), Patricia Jenkins, Stan Seabrook, Terry Helsley, Liz Mooneyham (zoom), Taryn Trefenthen-Boileau Absent: Bowen, Hank West. Staff: Executive Director, Cindy Kellett Wren, Directors: Cookie Brooks, Danell Gunter, Kaden Watson, Scott Lynch, Ray Cloutier, Yolanda Vinson.

Mrs. Lucas asked for a motion to approve the Board Meeting Minutes from February 28, 2023 Regular Board Meeting Mr. Seabrook made a motion to approved, Ms. Trefenthen-Boileau seconded, minutes were approved by board members present/zoom.

Mr. Nagler nominated **Hank West as President of the Board**, Mr. Terry Helsley seconded, and Mr. West was elected by board members present. This vote was completed before Ms. Carter had been properly installed on the board and therefore abstained from the vote.

Mrs. Julie Lucas was nominated as Vice President by Taryn Trefenthen-Boileau and seconded by Mr. Seabrook, board vote confirmed Mrs. Lucas as Vice President. Mrs. Lucas nominated **Mr. Stan Seabrook as Treasurer**, Ms. Trefenthen-Boileau seconded, confirmed by board vote. Mrs. Lucas nominated **Katherine Carter as Secretary**, seconded by Ozzie and confirmed by board vote.

DDRC Report - Mr. Ozzie Nagler

- **Salon Centric**, signage approved, – Unit “E”, 285 Columbiana Dr (“Columbiana Crossing”, Five Guys Burgers, et al), 03-01-23.
- **Lakeside Apartments**, replacement monument sign approved – 401 Harbison Blvd, 03-14-23.
- **Marshalls**, replacement signage approved, 268 Harbison Blvd (“Harbison Court”, Nordstrom Rack, et al), 03-14-23.
- **LOVESAC**, signage approved – 201 Harbison Blvd (“Harbison Crossing”, Joseph A. Banks, et al),
- **Homeowner**, Solar approved – Westfern Ct (earlier Section of Harbison off Harbison Blvd),

RDRRC Report - Mr. Ray Cloutier

- * **Repair Driveway & add Border & Sod approved**, Sweetwood Cir – earlier Section of Harbison (off Woodcross Dr), 02-28-23.
- * **6’ Wood Privacy Fence & 8’x10’ Wood Utility Shed approved**, Bent Bough Cir – earlier Section of Harbison (off Woodcross Dr), 04-05-23.

DDRC Appointments- Mr. Ray Cloutier

Section 8.02 of the Harbison Declaration of Covenants provides for the annual appointment of members to the Design and Development Review Committee (DDRC). The current members - John Watkins, Doug Quackenbush, Ozzie Nagler, Danny Hood, and Raymond Cloutier, and all but Mr. Watkins, who is not available for reappointment,

have agreed to serve another one-year term. A well-qualified replacement has been identified. Mr. Spencer Hutchinson, Architect, has agreed to serve. Therefore, the Board is requested to appoint, for a one-year term, the following:

- Spencer Hutchinson, Architect
- Doug Quackenbush, Architect
- Ozzie Nagler, Urban Design/Land Planning
- Raymond Cloutier, Development & Site Engineering
- Danny Hood, Real Estate Analyst

Ms. Taryn Boileau made a motion that Board approve DDRC appointments. Approved. Mr. Barry Walker shouted out “Where is this agenda at?” It was pointed out to him.

Executive Director’s Report- Ms. Wren said we had gone over budget for 2022 due primarily to deferred maintenance needs, and increased costs in services, specifically outside maintenance, and staffing.

Mr. Stan Seabrook made a motion to go into Executive Session, Mr. Nagler seconded.

Mrs. Lucas made a motion to come out of Executive Session and adjourn, Ms. Trefenthen-Boileau seconded and the meeting adjourned at 8:42pm



Katherine Carter, HCA Board Secretary

09/08/2023

Date