

**HARBISON COMMUNITY ASSOCIATION  
MINUTES TO THE MEETING OF THE BOARD OF DIRECTORS  
FEBRUARY 28, 2023**

The Harbison Community Association Board of Directors held a Regular Meeting on Tuesday, February 28, 2023. Board members present were Hank West, President; Terry Helsley; Taryn Trefethen- Boileau; Stan Seabrook; Patricia Jenkins; members present via Zoom were Ozzie Nagler; Julie Lucas, Vice President; and Liz Mooney. Absent: Crystal Bowen, Treasurer. Association Staff in attendance were Cindy Kellett; Cookie Brooks; Danell Gunter; Nick Spencer and present via Zoom Ray Cloutier.

A quorum being present Mr. West called the meeting to order at 6:00 p.m.

**Approval of Minutes:** Mr. West called for a motion to approve Board meeting minutes from the November 28, 2022, meeting. Mr. Helsley moved to approve the minutes, Ms. Trefethen- Boileau seconded, and the minutes were unanimously approved as presented.

**Member Input:** Residents expressed the following concerns: Mrs. Cheryl Johnson states that trash from Harbison Gardens is being thrown over the fence behind the apartments. Mrs. Johnson asked if the Garden Club could find it in their budget to plant flowers along the pathways. Mr. Ralph Bell and Mr. Alvin Mitchell spoke asking to have community officers at meetings and of a recent incident at a home on Forest Fern. Ms. Benjie Friday also said that she is concerned about the trash from the Harbison Gardens Apartments. Ms. Audra Hawisher spoke of the need to connect community members and not just individual neighborhoods, "empowering people through knowledge". Ms. Hawisher said that she wants others in the community to know that crime isn't an isolated incident to any one particular neighborhood. Ms. Carolyn Turner spoke up to thank everyone for the efforts made in our community, she gave the example of reporting a chronically unsheltered person and that a Harbison Covenants member was at the site on a golf cart when she returned from her walk.

**DDRC Report:** Mr. Ozzie Nagler DDRC Committee reported: Great Southern Homes full site approval. Americash Loans signage approved. Walmart new paint and replacement signage approved. First watch- Breakfast, Brunch, Lunch signage approved (at end of Rooms to Go). Columbiana Station (not in Harbison) new landscaping approved. Columbiana Centre one day event "Touch a Truck" approved. Room To Go replacement signage approved. Homeowner, homebased business disapproved (prepare cars for delivery).

**RDRRC Report:** Mr. Ray Cloutier RDRRC Cmte. Development Director, Senior Advisor reported: Timberpoint Ct replacement windows approved. Fairforest Ct remove and restore siding approved. Chinquapin Cir shingled roof/ cover over patio approved.

**Lester Gross Award:** Ms. Cookie Brooks presented the Harbison Housing Foundation as the nominee for the Lester Gross Award, the nomination was made by Mr. Ozzie

Nagler. Mr. Seabrook moved to accept the nomination, Mrs. Lucas seconded, the motion passed unanimously.

**Nominating Committee-** Ms. Lucas, all candidates put forward to the board. All signatures and candidates checked out as members in good standing. Motion to accept candidates as presented made by Mr. Helsley seconded by Mr. Nagler, motion carried.

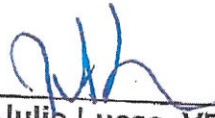
SEAT	Candidate
A SEAT	Katherine Carter
A SEAT	Marsha Clarke
A SEAT	Stan Seabrook, Incumbent
B SEAT	Liz Mooney, Incumbent
C SEAT	Arlene Posey
C SEAT	Hank West, Incumbent

**Executive Director's Report:** Ms. Kellett announced that 2022 End of year financials are ready for the audit process. She stated that she wanted to have a special board meeting to discuss budget issues. Specifically, deferred maintenance issues and how budget issues had been presented to the board in the past. No action was taken.

**Resolution:** Ms. Kellett presented a panhandling sign and asked to reopen the discussion regarding the signage. Mr. West called for a motion to move forward with the signage, to get cost estimates and ask DOT for approval to put at interstate exchanges, entrances and exits. Mrs. Lucas made the motion, Ms. Trefethen- Boileau seconded, and the motion passed unanimously.

**Executive Session:** Mr. West asked for a motion to move to executive session, Ms. Trefethen- Boileau moved to go into Executive Session, seconded by Mr. Nagler.

Mr. West asked for a motion to come out of Executive Session, a motion was made by Ms. Boileau and seconded by Mr. Nagler, Hank asked for motion to adjourn Mr. Nagler motioned, Mr. Helsley seconded. The Board meeting was adjourned at 8:01pm.

  
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Julie Lucas, VP, Secretary

4/28/23  
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Date