

**Cobblestone Homeowners Association
Board of Directors Meeting
December 19, 2024
Conference Room & Zoom**

Board Members in Attendance:

- Gordon Lackenbauer, Mike Botelho, Jennifer McDowell, Sally Jeffcoat, Jim Kingston, Ashok Sudan, and Roger Begelman
- Danielle Hasting, Community Manager with Sienna Community Management

Call to Order

The meeting was called to order at 9:04 AM by Board Vice President Ashok Sudan.

Meeting Minutes Approval

MOTION was made by Roger Begelman to approve the November 19, 2024 minutes, as written; seconded by Jennifer McDowell. Motion carried unanimously.

Reports of the Officers and Committees

a. Review of Financial Reports

Budget is in-line with expenses for the most part. Working on the 2025 budget. The Board discussed items on the financial report and noted legal fees are higher than budgeted.

MOTION was made by Gordon Lackenbauer to approve the financials through November 30, 2024; seconded by Roger Begelman. Motion carried unanimously.

b. ACC Report: Jim Kingston

Jim Kingston reported that the ACC met on December 12, 2024 with only one new application on the agenda for review, for solar. He noted that the ACC requested a letter be drafted to the Lopez residence requesting additional clarifying details related to the Preliminary Submittal.

MOTION was made by Ashok Sudan to approve the ACC report from December 12, 2024; seconded by Roger Begelman. Motion carried unanimously.

Old Business

a. Landscape Island Repair

Landscape island repair is progressing and should be wrapped up by end of year, 8 of the 12 have been completed.

b. Mailbox Light Fixture

Currently, all but 10 have been replaced. There common area fixtures around the fountain, at the entry, and two resident mailbox fixtures. Discussion ensued as to how many were ordered and whether the order was short. There is an entire street of new fixtures that have the old color light bulb. Management will double check status of the bulbs with the company.

c. Delivery Drivers in Evening Hours

At the last meeting, the Board discussed whether to restrict delivery hours during late evening hours. It was agreed that a survey should be sent after the January meeting to residents asking for feedback.

Open Forum

- Owner expressed gratitude to the gatehouse for the handling the high volume of deliveries
- Owner reported that one of the landscape islands was hit by a delivery truck causing damage
- Owner requested roadwork be scheduled with enough time before or after homecoming week since this is a busy time of year.

Next Board Meeting

- The next Board Meeting is scheduled for January 16, 2025, at 9:00 AM

There being no further business before the Board, the meeting was adjourned at 10:02 AM.

Respectfully Submitted,
Danielle Hasting, CMCA, AMS
Community Association Manager
Sienna Community Management