

DRY RUN COMMONS HOA

Monday, June 23rd, 2025 @ 5:30PM
Board Meeting Minutes

Meeting was called to order @ 5:32pm.

Board Members present: Tina Martin, George Reichard, and Brian Cosgrove. Doyle Trammel was absent.

Quorum met with 3 board members present.

Seven homeowners were present.

George motioned to accept 04/07/25 minutes, Tina 2nd. All in favor, none opposed.

Adam McGuinn presented the most recent financials to the board of directors.

Violations were not discussed as there were homeowners present.

Brian made a motion to approve cost of additional stumps to be removed, Tina 2nd. All in favor, none opposed.

The commons area was discussed. Some of the homeowners present were concerned that the area was not owned by the HOA. The other concern related to legal use of the commons area and why it was being maintained if we don't own it. This is what we knew at the time of this meeting: The commons area was supposed to be deeded over to the HOA back in 2000/2001 and it was never done. We don't know why and at this point it really doesn't matter. However, the attorney handling this matter put an addendum on the deed stipulating we could use the property as long as we maintained it. The property has been sold several times and the addendum carried over each time. The board has hired a HOA attorney to research the deed and determine exactly what the HOA legal rights to the commons area is and can we legally use the property.

Next board meeting set for October 6th, 2025 @ 5:00pm.

Tina made a motion to adjourn @ 6:27pm, Brian 2nd. All in favor, none opposed.