COUNTRY HOLLOW CONDOMINIUM HOMEOWNERS' ASSOCIATION
Quarterly Meeting
March 31, 2026

Board Members Present: Barbara Billingsley, President
Lyle Jackson, Secretary
William Clarkson, Board Member

Staff Members Present: Aisley Stevens, Office Manager
Lance Swonson, Property Manager

Call to Order:
A quorum was established, and the meeting was called to order by the President at 6:05 p.m.

Owners Present/Open Forum:
Homeowners present: Units: 103,106,204,206,301,421,503,506,507,508,512,803,912,1001,1002,1021

The President welcomed the owners and explained that the Secretary would run the meeting with help of both the Property and Office manager.

Approval of Minutes: None available

Officer Reports:

President Report -Agenda was provided to the owner's present

Special assessment breakdown

- Pool
  - Replace motor
  - Tear up concrete to clear blockage
  - Replace pipping in both pool and spa
  - Fix the lights in the pool
- Security camera system
  - 16 cameras
- Rodents and fixing fascia
  - Building 7 will get work done on the fascia
  - Buildings 1-10 will get all holes plugged and rodents relocated

Landscaping and Xeriscaping- Project ran by Board member Wiliam Clarkson

Discussed different ideas such as turf, more trees, more color, less rocks

Carport painting

Building 1 is completed, currently on Building 2 and will continue to make our way down to Building 10

Other Business:

- Strict no leaving food or water pets/stray cats outside
- No warning rule is lifted for minor occurrences
  - Well document warnings will be given out

- After first warning a fine will be given $100-$500
- We will be sending another updated rules and regulations via email
- We are looking into finding all documents of amended bylaws and rules

- Hours of employees changed
  - Maintenance is Monday-Thursday 7AM-5PM and Fridays 8AM-4PM
  - Property manager works Monday-Thursday 7AM-5PM but is on call
  - Office schedule is TBD
  - Maintenance schedule
    - Every morning first thing the guy's water and pick up trash
    - The remainder of the day is focused on any work orders and land/xeriscaping
    - One day a week is going to be dedicated to blowing the leaves on the property

Ideas brought to the Boards attention:

- A dog park placed next to Building 10
  - Overall opinion of those in attendance at the meeting was no
- Removing the picnic area by Building **1** to create extra open parking spots
  - Overall opinion of those in attendance at the meeting was positive

Treasurer Report - Barbara Billingsley - None provided

No Unfinished Business
Everything that pertains to the Audit meeting
Fill the interim Board member position

The Next Meeting: June, 2026

Adjournment:

Submitted by,

Lyle R. Jackson, Secretary

Barbara Billingsly, President