

MINUTES OF THE REGULAR MEETING OF
THE GARDENS AT HERITAGE GREEN,
CONDOMINIUM ASSOCIATION, INC.

February 3, 2025

The Board of Directors of The Gardens at Heritage Green Condominium Association, Inc. met on Monday, February 3, 2025 at Chattanooga Elks Lodge, 1067 Graysville Road, Chattanooga, Tennessee 37421, right after the adjournment of the Annual HOA meeting (which was for election of officers). (6:00 pm - 7:30 pm.).

Mathew Brownfield - President (absent)
Margaret Lorimer - Vice President (present)
Nancy Williams - Treasurer (absent)
Ursula Jenkins-Turner - Secretary (present)
Kyle Allen - Chair Finance Committee (absent)
Dale Carney Chair Insurance Asset Committee (present)
Bert Webb - Chair Landscape Common Area Committee (present)
Leslie Blackstock- Chair Architectural Committee (absent)

The regular meeting of the HOA Board was resumed after the Annual Meeting with Lynda Hawks presiding in Matt Brownfield's absence.

Lynda asked if anyone wanted to join the Board. We had several unit owners interested. One wanted to join a committee, not be a board member. All interested parties are to have their resumes/letter of reference in to Lynda Hawks, The Hawks Group by no later than February 15. The resume/letters should be either sent via email to lynda@thehawksgroup.com or by mail to PO Box 48, Chattanooga, TN 37401.

The Hawks Group will then compile and send out copies of the letters and a ballot containing all of those that are willing to serve and members will be able to vote on the new board. All votes are to be sent to Lynda Hawks either via email at lynda@thehawksgroup.com or by mail to PO Box 48, Chattanooga, TN 37401 by a date certain.

The Hawks Group will tally the votes and keep all the ballots. You can only vote for the 5 board members that are up for election. If you wish to vote in person at the March 17th meeting then you can wait and not return your vote to the Hawks Group. Per the Master Deed, only 1 vote per household will be counted. If you vote for more than 5 your vote will not be counted as it will nullify the process.

Officers up for election are:

Margaret Lorimer (Vice President)
Ursula Jenkins-Turner (Secretary)
Nancy Williams (Treasurer)
Bert Webb (Chair Landscaping Committee)
Kyle Allen (Chair Finance Committee)

Board Members not up for election this year are:

Matt Brownfield (President)

Dale Carney (Chair Insurance Asset Committee)

Leslie Blackstock (Chair Architectural Committee)

Nancy Appel (595), Mara Burns (771) and several other ladies had several questions, comments about Board positions, responsibilities of Board members, etc., ways the HOA Association can better grow in the future.

At one point Tom Baumgardner (1016) read from the Master Deed in regards to quorum/voting; his understanding that we only needed a quorum of people present in the room in order to vote. Not a quorum of all unit owners of the association. Tom was told we need clarification from Matt Brownfield.

There being no further business, motion to dismiss was made by Lynda Hawks, seconded by Tom Baumgardner.

Dated as of February 3, 2025.