

BRENTWOOD HILLS

HOMEOWNERS' ASSOCIATION, INC.

Board of Directors Regular Meeting Minutes

April 14, 2026

1. **Call to Order & Roll Call:** The meeting was called to order by Olin Barnett, President at 7:00 PM.
 - Roll Call of Directors/Verification of Quorum: Olin Barnett (President), Larry Lewis (Vice President), Sala Garbaj (Treasurer), and Glen Greenly, Ron Goeddaeus, Glenn Naslund were present. A quorum was established.
2. **Proof of Notice**
 - Verification of Timely Notice of Meeting: Timely posting of meeting notice and agenda were confirmed by placing it on the HOA website. And at the conspicuous location at the community center in accordance with HOA Bylaws.
3. **Reading of Minutes**
 - N/A
4. **Directors reports:**
 - **President Report:**
 - Nothing
 - **Vice - President Report:**
 - Nothing
 - **Treasurer Report:**
 - Nothing
 - **Secretary Report:**
 - Nothing
 - **McNeil Management:**
 - Nothing
5. **Committee Reports:**
 - **Social Committee:** - Nothing
 - **ACC Committee** - Nothing

- **Community Property Committee** - Nothing

6. Unfinished Business:

None

7. New Business:

A. DISCUSS AND APPROVE LANDSCAPING CONTRACT

On Motion: To approve LMP Landscape service contract

Motion made by Naslund, second by Greenly

i. Discussion among Directors and Members

**Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues,
Naslund**

B. DISCUSS AND APPROVE PARKING LOT SEAL COATING

On Motion: To approve the AMJ Asphalt to reseal parking lot

Motion made by Barnett, second by Greenly

i. Discussion among Directors and Members

**Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues,
Naslund**

C. DISCUSS AND APPROVE JANITORIAL SERVICE CONTRACT

On Motion: To approve Porte janitorial service contract

Motion made by Naslund, second by Greenly

i. Discussion among Directors and Members

**Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues,
Naslund**

D. DISCUSS AND APPROVE PURCHASING 5 TABLES AND 6 UMBRELLAS

On Motion: To approve 5 tables and 6 umbrellas from Pool Furniture Supply.

Motion made by Naslund, second by Greenly

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

E. DISCUSS AND APPROVE RESTRAP 22 LOUNGE CHAIRS

On Motion: To approve Georges Patio Repair to restrap 22 lounge chairs, to come out of reserves.

Motion made by Barnett, second by Garbaj

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

F. DISCUSS AND APPROVE 2 TITUS POOL REPAIR ADENDUMS

On Motion: To approve 2 Titus Pool repair addendums.

Motion made by Naslund, second by Greenly

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

G. DISCUSS AND APPROVE SHINGLEMASTER ROOF REPAIR

On Motion: To make shingle roof repair

Motion made by Naslund, second by Goeddaues

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

H. DISCUSS AND APPROVE HUNTER CELLULAR CONNECTION MODULE

On Motion: To approve Hunter irrigation controller

Motion made by Naslund, second by Barnett

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

I. DISCUSS AND APPROVE COMPUTER AND PRINTER PURCHASE

On Motion: To purchase a computer out of reserves.

Motion made by Barnett, second by Naslund

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

J. DISCUSS AND APPROVE VISTA / STAFFING

On Motion: To acquire new bids for staffing.

Motion made by Naslund, second by Barnett

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

K. DISCUSS AND APPROVE POOL MAINTENANCE

On Motion: To approve Sav-a-Buc to return to pool maintenance, with Titus's supervision.

Motion made by Barnett, second by Garbaj

Discussion among Directors and Members

Motion Approved by - Barnett, Lewis, Garbaj, Greenly, Goeddaues, Naslund

8. **Adjournment:**

On Motion: To adjourn by Garbaj.

Motion made by Garbaj, second by Greenly.

Motion Approved by - Barnett, Lewis, Garbaj, Bouters, Greenly

****Meeting Adjourned at 8:44 PM**