

STONEBROOKE COMMONS PROPERTY OWNERS' ASSOCIATION, INC.

Meeting

July 9 , 2025

Location: *The Clubhouse*, 1910 Cottage Grove Way Cumming, Georgia 30040

Carol Ulmer – President present
Joe Brown – Vice President present
Judith Peters – Secretary present
Enisa Nalic – Member at Large absent
Bala Guruswamy – Member at Large present
Kate Dymond – Member at Large present
Hank Shumate – Member at Large phone

Call To Order- 6 pm

Roll Call/Quorum – see above

Approval of Minutes- approved

Approve Financial Reports including Aging- June

ARC Request – one approved

Homeowner Forum (10 minutes) (definition: homeowners are allowed to speak at this time to express concerns they might have. They may stay for the agenda portion of the meeting, but they are **not allowed to contribute to the meeting**. If any discussion needs to be in private, away from guests, it will be held at the Executive session at the end of the prepared agenda, after the homeowners have left.

Minutes

1. Violations

Since we have been so busy with rentals/owners, we have finally gotten to the offenses in the neighborhood and the first be addressed is illegal parking. Carol has been busy handing those out and we have ordered more.

2. Lease Permits

This was a time consuming and Carol and Judy have all the permits written out and are being mailed out this week.

3. Sheriff's Department

We have had a problem with multiple cars being parked in cul-de-sacs so we have again requested police to monitor our community when needed. They are being paid on the day that they work.

4. Comcast

Received the second quarter payment

5. AT&T

AT&T has finished the installation they have been doing in the neighborhood, and service should be offered in the next month if they so choose.

6. Ice Cream Truck

We now hand out tickets to each homeowner or renter to keep track of the number of ice cream treats we are handing out. Carol asked board members to be at the clubhouse at 10:45 thru noon. She stressed if someone has to work, like Joe does, we totally understand. Everyone has to make a living.

Executive session if necessary
