**WILLOW BROOK ESTATES COMMUNITY ASSOCIATION**

**1, 2, & 3**

**BOARD MINUTES – December 21, 2023**

**CALLED TO ORDER:** 7:00p.m. by Bonnye Johnson, HOA Board Vice President

**ROLL CALL:** Board Members present were Reginald Faulkner, Bonnye Johnson, Deborah Tero, Ozzie Durant

**REVIEW AND APPROVED LAST MONTH’S MINUTES:**

November 16, 2023, minutes were reviewed and approved. Motion made by Ozzie Durant to approve, seconded by Denise Gray, approved unanimously by Board. Minutes will be posted on Willow Brook Estates Homeowners Association, 1, 2, 3 Website.

**MANAGEMENT:**

No Report

**FINANCIAL REPORT:**

Ozzie Durant reported the following balances:

 Operating: $5,802.76

 Reserve: $1,342.93

 New Home Checking: $35299.00

 Total: $42,444.69

 Current Outstanding Assessments: $96,607.79

**ARCHITECTURAL REVIEW COMMITTEE REPORT:**

No Report

**FACILITIES UPDATE REPORT:**

No Report

**CODE ENFORCEMENT REPORT:**

No Report

**BEAUTIFICATION COMMITTEE:**

No Report

**2024 BOARD ELECTION**

ARMS, Mary Amador and Billie Williams conducted counting of ballots results as follows:

 Total ballots: 17

 Ozzie Durant 14

 Dwight Dwornick 15

 Chris Ratuszny 15

 Deborah Tero 16

 2024 Budget 14; 2 against

**Membership Participation:**

Discussion centered on the budget format it was suggested to modify format to exclude line items that we do not use.

Meeting Adjourned 8:30p.m.