

Brennan Estates Board Meeting
Delaware Agriculture Services Center
2430 Old County Rd, Newark, DE 19702
Wednesday July 11th 7PM

<u>Members of the Board</u>	<u>Position</u>	<u>Section</u>
Heather Pasquariello	President	Meadows
Ernest Dempsey	Vice President	Meadows
Geraldine Thomas	Treasurer	Meadows
Rose Ann Smith	Correspondence Secretary	Terrace Townhomes
Zenobia Thompson	Board Member	Arbors
Courtney Glasgow-Rinaldi	Board Member	Meadows
Sekhar Arutla	Board Member	Southwoods
Vickie Coulter-Phillips	Board Member	Terrace Singles
Errol Rodriguez	Board Member	Woodlands

A representative from Terrace Townhomes has resigned from the board, and as a result there is a spot on the board open in Southwoods and one open spot in Terrace Townhomes.

The new Brennan Estates lawyer is getting a response. Brennan President and Treasurer received phone calls from Brennan Estates community members about settling the debt they owe.

The board's strategy with settling the debt is a top-down strategy. Focusing on community members who have the most amount of debt, and then working down to those with lower amounts. The board noted that is the most cost-effective way to approach debt settlement considering the fees incurred when sending letters from the lawyer.

The new Brennan Estates lawyer has taken over the deed restriction violation shed case. He thinks he can re-open it even though it's closed.

He also thinks he can take over the issue with the tennis courts. An out-of-state company did faulty work of the tennis court. He didn't ask for court fees or collection fees. The board can go back to the courts with this case and probably get more.

Basketball Courts

Shekar having someone come out to look at basketball courts

Tennis Courts

Tennis Courts must be maintained. The board discussed which company to go to. Prior offer from Richard's Paving. There were also two options from Add in Tennis LLC. There was a \$8,000 1-year guarantee option and a \$15,000 3-year guarantee option.

The board discussed the differences between the three different options. The board will check the Better Business Bureau and ask for references as well as before and after photos of prior jobs.

A vote was called. President Pasquariello made a MOTION to vote on the tennis court for Add in Tennis LLC for a total of \$15,000 to repair and resurface tennis court with the stipulation that they pass BBB and before and after photos. They will also ask about annual maintenance. The board would like to have the nets tightened, loosened, or taken off. The Board will also ask for a price for a new net and ask to

have Add In Tennis LLC teach board members to take the nets down.
Vote was unanimous. No oppositions were voiced.

Gerri reminded us that we have not installed the faux coyotes which were purchased to deter the geese.
The board is to find a time to install them.

Sprinkler System

A new pump is needed for the sprinklers up at the front of the development. President Pasquariello is currently waiting on price for that. President Pasquariello noted that the pump house needs to be addressed. Sump pump may need to be replaced

County Grant

County gave us a grant of either \$1,000 or \$2,000. Councilman Powers had constituent money available. Brennan was chosen as the recipient of the funds. The board would like to put lighting in gazebo with the money granted.

Abandoned Cars

Recently, there has been a rash of abandoned cars in development. Board members have been tagging cars and telling the owners that they are not allowed to park where they did.
Of the nine cars tagged, eight of them have been removed.

Board members report the cars to the county. The police officer came out and declared that they can't do anything.

The Board discussed past success that they have had with Police Officers. Namely, Officer Perez of County Code Enforcement. The board is to contact him about cars that need to be towed.

Public Relation liaison from the county has not fostered in recent years. The board discussed that they would like to have a relationship with a county public relation liaison.

A member of the board noted that members of the community or board members can file a nuisance report. Once you're on that list, you're told that if there is another complaint, jail is inevitable.

Board Tasks

Ernie is going to do basketball courts.
Errol is getting someone to do brickwork.

Outside trashcans to be ordered this week.

Jennifer Parrish, a member of Senator Stephanie Hansen's staff is to organize a Maintenance Corporation coalition for boards from Bear and Middletown. Quarterly meetings would be preferable.

Community Member Dan Mawn agreed to be the new board member representative for Terrace Townhomes.

Conclusion

A MOTION was made to conclude the meeting at 8:10. All agreed.