

**Terrace Towne Homes of Woodlawn (TTHW) Monthly Board of Directors Meeting Minutes  
Wednesday, June 21, 2023 @ 6:30 P.M.**

The Board meeting was conducted via Zoom conference call (301) 715-8592; ID: 837 9786 8469

*TTHW Board Member Representatives:* John Thomas, Vice-President; Eleanor Foddrell, Treasure;  
Cynthia Addis, Secretary

*BCM Participant:* Terri Jenkins, Barbara Keith

*Owners Present:* Dereje Kibret (8720)

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*Call to Order and Proof of Quorum:* Terri verified proof of quorum and called the meeting to order at 6:38 p.m.

*Officer Positions:* Eleanor motioned for all elected officer positions to remain the same:

Cheryl Jelks – President

John Thomas – Vice President

Eleanor Foddrell – Treasurer

Cynthia Addis – Secretary

Derian Williams – Member At Large

Cynthia Seconded; the motion carried unanimously.

*Open Forum:* None.

*Minutes:* Eleanor motioned to approve the April 2023 meeting minutes. John Seconded; the motion carried unanimously.

*Financials:* Reviewed.

As of May 31, 2023, the Association has \$36,489.78 in the Operating Account and \$839,842.44 in the Investment Accounts. This year may be the first year in a long time the Association may have a net loss due to uninsurable losses that occurred through the year. The Association received \$12,251.45 from one collection account in May.

*Management Report:* Reviewed.

1. Eleanor motioned to approve the handyman to replace 1 shutter for \$65.00 and reattached 5 shutters for \$45.00 per shutter for a total of \$290.00. John Seconded; the motion carried unanimously.

*Unfinished Business:*

1. Cynthia motioned to ratify the email vote to approve the FY2024 proposed budget and present it to the membership at the Annual meeting for approval. John Seconded; the motion carried unanimously.

2. Cynthia motioned to ratify the email vote to approve the proposal from Absolute Tree to trim the crepe myrtles and remove the dead maple tree. Eleanor Seconded; the motion carried unanimously.

*Executive Session:* Cynthia motioned to move into Executive Session at 6:50 p.m. Eleanor Seconded; the motion carried unanimously.

Cynthia motioned to close Executive Session at 7:05 p.m. and move into Open Session. John Seconded; the motion carried unanimously.

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Cynthia motioned to approve the Handicap parking space request from unit #54 to install a handicap space through the end of August 2026 in the front by the other three handicap spaces. John Seconded; the motion carried unanimously.

Motion to adjourn by Cynthia, Seconded by Eleanor, and unanimously approved at 7:06 p.m.

*Next Meeting:* July 19, 2023 @ 6:30 p.m. via Zoom.

Respectfully submitted,

*Barbara Keith*