

Braeloch HOA Board of Directors Meeting

Summary Notes

May 11, 2026

Braeloch HOA Board of Directors met in person on May 11, 2026. Meeting was called to order by President Tricia Garrison at 06:30 PM and a quorum was established. Board of Director members Tricia Garrison, Albert Burgun, and Steven Blake were in attendance, and a quorum was established. Tia Ware, Cedar Management Group Community Manager, was in attendance. Five other Braeloch homeowners were also in attendance.

President Garrison reviewed the meeting agenda. A homeowner forum was held.

Secretary Blake read the draft minutes from the February 19 annual meeting and the March 9 and April 13 executive sessions. The Board approved them. Electronic copies of the approved minutes will be submitted to Cedar Management and posted on the Braeloch HOA website.

President Garrison reviewed the proposed updates to the Braeloch Rules and Regulations. After discussion, the Board approved them.

President Garrison read the treasurer's report.

Architecture Committee chair Burgun noted that five architectural change requests had been approved since the last Board meeting.

Landscaping Committee chair Burgun reviewed the 2026/2027 Landscaping Plan. The Board approved them.

The Board agreed to table a vote on a proposal to stop blowing leaves at the playground common area until the next Executive Session, when all Board members could be present.

The meeting then moved to Executive Session.

The Board discussed the compliance status of homeowners with outstanding recorded violations, and the fine schedule with Community Manager Ware.

The meeting adjourned at 07:45 PM.

Submitted by: Steven Blake
Braeloch HOA Secretary