

**GREENCASTLE MANOR II CONDOMINIUM
BOARD OF DIRECTORS MEETING &
SUBSEQUENT ANNUAL MEETING
HELD VIA ZOOM
JULY 23, 2024
MINUTES**

Board Members in Attendance:

Frank Blundell

Delroy Blackwood

Shireen Ambush, Property Manager, Abaris Realty

Andrew Moorman, Property Manager, Abaris Realty

The meeting was called to order at 7:09 pm

MINUTES:

The Board voted unanimously to approve the April 23, 2024, Board Minutes.

MANAGEMENT REPORT:

The Board discussed and unanimously approved the draft 2023 audit completed by Goldklang Group.

The Board discussed the inquiry raised by a homeowner regarding the installation of speed bumps along Bruton Parish Way. Abaris will schedule a walkthrough with the Board to assess the traffic concerns raised in the area.

The Board tabled the proposal received from FSC for the installation of a fence along Roby Road.

The Board tabled the proposal received from FSC for tree pruning by 3535 Bruton Parish Way.

The Board unanimously approved the proposal received from FSC for landscape enhancements near the front of 3485 Bruton Parish Way.

The Board unanimously approved the proposal received from FSC for cutting back trees behind 3545 Bruton Parish Way.

The Board meeting was adjourned at 7:24 pm.

The next Board meeting will be October 22, 2024, at 7:00 pm.

SUBSEQUENT ANNUAL MEETING

The Subsequent Annual Meeting was called to order at 7:25 pm

The quorum requirement in the Bylaws has been waived pursuant to Maryland law so those homeowners who are in attendance virtually or by proxy shall automatically constitute a quorum.

The minutes of the 2024 Annual Meeting were reviewed and unanimously approved.

At this year's Annual Meeting, there will be an election to fill 2 positions on the Board. One homeowner, Subrata Routh, submitted his nomination prior to the nomination deadline. The floor was open and Frank Blundell was nominated from the floor. Frank Blundell and Subrata Routh were elected at the subsequent annual meeting with Frank receiving the 2 year term and Subrata receiving the 1 year term.

There being no further business, the Subsequent Annual Meeting was adjourned at 7:40 pm