

BRENTWOOD HILLS

HOMEOWNERS' ASSOCIATION, INC.

Closed Board of Directors Meeting Minutes July 23, 2024

1. **Call to Order:** The meeting was called to order by Denise Stearns, President, at 3:00 PM.
 - **Roll Call of Directors/Verification of Quorum:** Denise Stearns (President), Adrienne Vining (Vice-President), and Miguel Viruet (Secretary) were present. Two (2) seats are vacant. A quorum was established. Scott Tankel, Esq. represented Tankel Law Firm. Jason Del Rosso, Esq. and Mary Norberg, Esq. represented Moran ▪ Kidd ▪ Lyons ▪ Johnson ▪ Garcia, P.A.
 - **Verification of Timely Notice of Meeting:** Timely posting of meeting notice and agenda were confirmed as being distributed on 7/21 by posting at the conspicuous location at the community center in accordance with HOA Bylaws. Furthered by posting on the HOA website.

2. **New Business:**
 - A. **Board discussion with legal counsel pertaining to pending litigation.**

On Motion: Duly made by Denise, second by Miguel. Carried unanimously.
Resolve: To develop a litigation strategy to Crockett's counteroffer in the Crockett v. Brentwood Hills lawsuit.

3. **Adjournment:** At 3:35 pm, all business had been completed; therefore, the meeting was adjourned.

*BOD Approved 10/23/24