

Mixson Row Homeowners Association, LLC
Monthly Board Meeting
Executive Session Minutes
4414 Avery Avenue, North Charleston, SC 29405
Thursday, 06 June 2024 6:00PM

Attendance

Brian Pecor, President
Elizabeth Goodrich, Treasurer
Courtney Koronkowski, Secretary
Michael Polens, Voting Member
Miranda Dudley, HOA Manager, Leasing and Management (via Zoom)

Call to Order/Verification of Quorum

Brian Pecor called the meeting to order at 6:05PM and verified all elected Board of Director members in attendance.

Review of Minutes

Courtney Koronkowski presented the May 2024 Board meeting draft and asked if there were any amendments.

Brian moved to approve the draft.

Michael Polens seconded; the motion passed unanimously.

General Updates/Open Discussion

The following concerns were discussed in relation to current and future projects:

- The final required vote for the *Second Amendment to the Declaration of Covenants, Restrictions and Easements for Mixson Row Homes* was received on 22 May. The amendment was ratified on 30 May and is being filed with the Charleston County Register of Deeds (5-10 business days).
- General update notice drafted for current 18 townhomes to be sent by end of week, and individual concerns raised to the board were addressed as needed
- Canvassing 61 excluded units still to be addressed once next steps confirmed with HOA Attorney.

Next Meetings

The next Board meeting to be finalized at later date.

The next Special meeting and 2024 Annual meeting to be finalized at later date.

Adjournment

With no further business to discuss, Brian adjourned the meeting at 7:30PM.

Respectfully submitted by:



Courtney Koronkowski
Recording Secretary
Mixson Row Homeowners Association, LLC
Approved 10 August 2024