

**CLARKSBURG RIDGE HOA**  
**BOARD OF DIRECTORS MEETING**  
**JUNE 12, 2025**

**MINUTES**

Board Members in Attendance:  
Christopher Castellano  
Olga Pagoda

Shireen Ambush, Abaris Real Estate Management  
Andrew Moorman, Abaris Real Estate Management

2 Homeowners were in attendance.

The Board meeting was called to order at 7:04 p.m.

MINUTES:

The Board reviewed the minutes of the April 10, 2025 Board meeting. A motion was made, seconded, and carried unanimously to approve the minutes as written.

MANAGEMENT REPORT:

The Board discussed the draft 2024 audit report completed by Goldklang Group. A motion was made, seconded, and carried unanimously to accept the draft 2024 audit to be finalized.

The Board requested Abaris to contact Busy Bee to schedule a time to have a walkthrough of the community to go over expectations for litter removal.

The Board tabled the proposals received for the Ridgetop Park paver replacement project until a fourth bid is received. The Board also requested Abaris to contact the HOA's legal counsel to inquire about whether there is any course of action the HOA can take against the developer of the community for a defective installation of the paver path based on the findings from the investigative engineering report conducted of the condition of the walkway completed by CSG Engineering.

There being no further business, the Board meeting was adjourned at 7:16 p.m.