

Meeting Minutes for:

Quarter 3 2023 Woodland Ponds Board Meeting

Meeting Details:

Location: Common Area Ponds

Meeting Facilitator: Lee Nelson

Secretary: Jamie Pike

Date: September 16, 2023, Time: 10:00 AM (started at 10:03 AM)

Attendees:

BOARD MEMBERS:

Lee

Greg

Jamie

Bill

Tina (arrived at 10:06 AM)

HOMEOWNERS:

Jim Pike

Mary Nelson

Randy Rael

Andy and Deena Wright

Rich Chorman

Tom Stradley

Absent:

No board members absent.

Previous Meetings Minutes:

The minutes for the previous meeting were reviewed and approved.

New Business:

#1 Review ballot envelopes

10:03 AM Andy Wright reviewed all ballot envelopes for Amendment #4 verify sealed and how many envelopes received. Andy confirmed all envelopes sealed and there were 28 envelopes.

#2 New Website announced www.woodlandponds.net

10:10 AM Lee announced Woodland Ponds now has a website for all HOA nonsecure HOA related business, Q&A section, ARB forms, upcoming events, etc.

#3 Counting of ballots for Amendment #4

10:11 AM Andy Wright was asked to set with the board to verify all ballot envelopes were open, each vote was counted for. Greg opened each envelope, passed the ballot to Lee, who announced either a yes or no vote. Ballot was passed to Bill to place each ballot in a yes or no pile. 10:17 AM all envelopes were opened, and all ballots were placed in a yes or no pile and counted. Bill counted the no pile, showing each ballot to Andy Wright to confirm it was a no vote. Bill counted 8 no votes, and Andy Wright confirmed this. Bill counted the yes pile, showing each ballot to Andy Wright to confirm it was a

yes vote. Bill counted 20 yes votes, and Andy Wright confirmed this. All ballots were returned to Greg. Lee announced that all envelopes and ballots will be taken to the attorney to confirm the passing of Amendment #4. Once this is complete, and email will be going out to all HOA members. Bill made the motion, Greg second, and all board members approved.

#3 4th Quarter Board Meeting to discuss Reserve Study

10:24 AM Greg stated in 4th quarter board meeting, board members need to complete a reserve study, these have to be preformed every 3 years per Bylaws Policy #8, Reserved Fund Investment. Bill second this, and all board members approved.

#4 Fall Clean Up Day

10:27 AM Lee proposed two possible dates for Woodland Ponds fall clean up day, either October 21 or October 28. Most of the board will not be available either of these days. Lee offered to move forward with October 28 date, and he will work with all of the HOA members that are available to help on that day. Lee will email all of the HOA members to ask for community help with fall clean up day. Jamie will update website with this information. Greg second, and all board members approved.

#5 Irrigation Water shut off date.

10:29 AM Bill stated the date for irrigation water shut off is October 20, 2023, and the blowout date will be October 26, 2023. Once these dates are confirmed by Wayne, an email will go out to all HOA members, as well as the website updated. If these dates change, Bill will contact board to get an update out to all HOA members. We will use the same company as in the past for blowout. Kevin will not be able to take on any new customers, as he is completely book. Bill offered if any HOA members need help with shutting their irrigation pumps down, he can walk them through how to do it.

10:30 AM Lee asks if any new business was left to discuss, all board members stated no. Lee asks HOA member is they had any questions.

10:31 AM Randy Rael ask who is ARB and if someone makes changes to their property after going through the ARB, does ARB follow up to verify the work completed is the work that the ARB approved? Bill stated Randy Morton is our ARB member, and yes, a follow up should be completed.

10:32 AM Bill asks Greg to schedule meeting with attorney. Greg will call this week to get it scheduled.

10:33 AM Greg adjourn meeting, Bill second, all board members approved.

ADJOURNMENT:

The meeting ended at 10:34 AM

Minutes submitted by: Jamie Pike_____

Approved by: Lee Nelson_____