**Annual Meeting Woodsman’s Condo HOA**

**November 6, 2017 – At BVPM office on Texas Avenue**

Meeting was called to order by Rosemary Walzem, established with sign in sheets that a quorum was not present, making the meeting primarily informational.

1. Introduction of board members present (#19, Rosemary Walzem, president, #20, Beverly, secretary, and Tom, board member, Wilson)
2. Introduction of Home Owners present (#39 Kate Barrington, #42 Caroline Herrman, #60 Kathryn Kelly & #62 Diane Bergmann)
3. Rosemary opened discussion of last annual meeting minutes. Kathryn made motion to approve and Caroline seconded the motion. Minutes were approved.

* Terry Thigpen, Brazos Valley Property Management (BVPM) went over the budget, our home owners insurance, sale of condos. He opened up for discussion noting that unit prices had likely peaked at ~$100K.
* Rosemary asked about maintenance issues. There was talk on drainage. Kathryn from #60 asked have an area around # 9, 10 & 58 looked at as they gave her concern. The board noted that extensive drainage work had been done in that area and that we would look into what more might be needed.
* Kate wanted property management to look at the holes in the stone work façade around the complex, asking that the holes be plugged up.
* Discussion on the landscape around the sign in front; some felt additional planting would be attractive.
* Discussion on fixing mailbox that is bent over – it will be repaired.
* Everyone was pleased with the yard service, albeit some felt that more attention was needed to keep shrubs properly trimmed. Terry will talk to them about keeping up with that.
* Kathryn mentioned that some Crepe Myrtle trees on site also needed trimming.
* Terry said after hurricane, roof repairs were done. Diane wanted the inside of her unit looked at to makes sure there were no roof leak and that the walls were dry.
* Everyone pleased with recycling.
* Rosemary advised that the landscape committee wanted to plant additional trees along Longmire Drive to increase curb appeal.
* Rosemary noted that we invite Big Event to the property each year and that if any one needs something they need to contact the board or BVPM.