WOODCREST HOMEOWNER ASSOCIATION

MINUTES OF BOARD OF DIRECTORS MEETING

April 28, 2021 Amended 9/8/2021

Present were board members Michael Green, Naomi (Cissy) Johnson, Paula Doucet, Darryl McNair and Gary Gawer.

1. Meeting called to order by Michael Green at 6:01 p.m.
2. Minutes of the 6/3/2020 Board and the July 11, 2020 Dues Assessment meetings were read. Motion by Paula Doucet to accept was seconded by Cissy Johnson. Majority vote approved.
3. Treasurer’s report.
4. Budget sheet was presented showing year end total income and expenditures versus budget. WHOA as of 12/31/2020 has available funds of $19,358.05 with a bank balance of $19358.05.
5. The delinquency report of 4/28/2021 was discussed.
6. Budget sheet for March 31, 2021 show available funds for 2021 will be 27,097.09 with a current bank balance of $19,899.48.
7. Motion was made by Gary Gawer to accept the budget for 2021 was seconded by Cissy. Majority vote approved.
8. Motion made by Cissy to accept the Treasurer’s report was seconded by Darryl McNair. Majority vote approved.
9. An announcement that Frances Cross has resigned from board for personal reasons was made.

OLD BUSINESS

1. A chart was presented detailing possible projects for 2021 to include front light fixtures, front solar screens, shrub replacement, home sidewalk repairs, city sidewalk repairs and minor repairs as needed. A discussion followed on each topic.
2. A motion was made to replace 7 front light fixtures (fixture was chosen and approved in 2020) that are in bad repair and to replace any desired by homeowners by Gary. Seconded by Cissy. Majority vote approved.
3. Front solar screens and home sidewalk repairs were tabled.
4. Shrubs are to be replaced by BCS Lawn and More per agreement.
5. A motion was made to accept Capitol Construction Services for the completion of “City” sidewalks repairs by Gary and seconded by Cissy. After discussion and suggestions for contract revision, motion was tabled.
6. Yard and building repairs were discussed and Secretary will find a handyman to complete current and as needed problems. Limit on spending of $100.00 unless approved by majority of board via email.
7. Lawyer discussion was tabled.

NEW BUSINESS

1. Election of officers was held, no new nominations were offered and current 2020 officers were retained in office by acclimation.
2. The 2021 contract for yard maintenance was discussed, it was agreed to accept when offered if no major price difference was requested by BCS and More.
3. A motion was made by Gary and seconded by Frances to accept a request from Beal P.M. for discretion on collection of fees. Approved by majority vote.
4. Next meeting date will be scheduled in July.
5. Motion to adjourn by Paula was seconded by Cissy and approved.
6. Meeting was closed at 7:57 p.m.