

Woodbridge HOA Board Meeting **Minutes**

10/6/2021

Location: Zoom Call

Time: ~630PM-730PM

Meeting start time: **6:34**

Members present: **4**

Present:		Yes	No
Debbie	DeCrow	X	
Tim	Williams	X	
Sara	Labrador		X
Nick	Uebelhor	X	
Blake	Robertson	X	

Quorum (51% or 3 of 5 Board members present) established: **Yes**

- I. Review and Approve Board Meeting Minutes from 09-01 meeting:
 - a. Questions/additions?
- II. Treasurer's Report
 - a. Latest Checking Statement – **No Treasurer Report this month. No change.**
 - b. Savings Statement:
 - c. Accounts Payable:
 - d. Accounts Receivable:
 - e. Outstanding Dues 2020?
 - f. Additional Budget issues/Dues
- III. Fall Festival 10-24 1-4PM
 - a. Food, ordered? Tim question as to how many wings? **Tim to order 100 wings**
 - i. Additional needs **All old tents are dry-rotted and unusable. Need to order 5 additional pop-up tents.**
 - ii. Help picking up...getting or making food?
Activities booked? **Debbie has all items ordered and ready to go.**
 - iii. Additional help or needs. **Nick to email Sara about balloons and little pumpkins.**
 - b. Date to put flyers out (likely during week before) **Flyers to go out Wednesday before, Nick and Blake w/ family assistance.**
 - c. Additional resources, coolers, grills etc? **Nick to talk to Brian about coolers and firetruck**
Blake to look into Fall Festival reminder signs
 - d. Help setting up Gazebo area, when do we meet?
- IV. Covenant rewrite – News **Nick to email Sara for update**
 - a. Proposed covenant document still needs to be handed over to Spence Law.
 - i. Are we good with what we had additions and what was red-lined?
 - ii. Do we have buy off?
 - iii. Do we proceed?
- V. Retaining Wall.
 - a. Do we order sod? Probably coordinate with Brian. **Too late for sod and no watering options. Will seed this spring.**

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VI. Committee Reports

- a. Communications
 - i. Nextdoor
 - ii. Facebook
 - iii. Website:
- b. Grounds
 - i. Stormwater/Swamp Concerns:
 - 1. Pipeline company contractor...no additional contact. Retry?
 - 2. Do we want to ask them about putting creek gravel there? Using our funds, as long as we're sure it works otherwise. **Blake to requote Marshy Area sign.**
 - ii. **Wesley Wright did say he would schedule a meeting for our specific neighborhood about NCR developments. City Pave alleyway? What additional requests for re-work along NCR. Potentially 2022 NCR start date.**
 - iii. Yard of the Month Program – New YOM manager, welcome **Amber Sawyer. Oct mid-late month (decorations), maybe week before fall festival. Put some pumpkins at Woodbridge signs**
 - iv. **Note to have A&W turn off sprinkler system, Nick regarding sprinkler and hedge trimming.**
- c. ARC and Covenant
 - i. Outstanding requests for review: None at this time.
 - ii. Status of Covenant Compliance:
 - 1. 9392 LBD has cleaned up some. Should be up for sale soon, plans to collect dues at closing. **Nick to re-contact for update. Contact city for options. Nick to call Katrina Shields. Nick to call attorney. Need promissory note or lien on property for outstanding dues.**
 - 2. Any concerns current
- d. Security
 - i. Additional Cameras? Lets hold a vote on which camera proposal we'd like on Swan Hill Dr. **Need to review proposals to make decision. Will bring to vote before fall festival.**
- e. Welcoming
 - i. Any new residents?

VII. New Business

Need corn stalks, hay and pumpkins

- a. Next Board meeting date: **TBD** Location/Place: **TBD**

Adjournment time: 7:42