

Pointe Woodworth HOA Board Meeting Minutes October 21, 2014

Board Members present: Chris, Emil, Shawn, Dan, Russ, and Jo Anne

Attendees: Brian Reeder, Adam (resident)

Meeting called to order 7:05pm

Minutes of September 16, 2014 meeting approved

Committee Reports:

ACC/R&E: Continue to tag cars. Due to lack of manpower hard to keep up however working through them.

Communication: Communications committee at ptwoodworth@aol.com requesting information to be included in a newsletter.

Budget: Russ provided to each board member a new detailed copy of a proposed budget. The consensus of the board is that a dues increase will be proposed at the November Board meeting.

Brian Reeder shared that a 4 to 6 percent increase in HOA dues is not uncommon. Board must determine appropriate language to be added to the 2015 Ballot for an increase in penalty for late payment of HOA dues from 5% to 25%. This will require the approval from 75% of HOA members in order to make this change to the CC&R's. Canvassing of the community would be required.

This language must be written up and added to the 2015 Ballot along with members running for the vacant Board seats.

The Board needs to approve to have the **Reserve Study** updated to verify the appropriate dues level and the amount to be transferred to our Reserve account. We are currently looking at transferring \$60,000 January 2015.

Landscaping: Board has approved our Landscaping contractor EarthTech to maintain the Parking Strip trees for the entire Pointe Woodworth Community. This will increase the monthly fee by \$140.00 and prevent these trees from impinging upon the sidewalk and streets.

Board also approved two new trees to be planted in the Park that were damaged during the park project.

RV: Discussed smoothing entry to parking area. There is still discussion about increasing the amount of space available to increase storage space and revenue.

SAFETY/SECURITY: Board agreed that the recent paint job was less than stellar and will pay off balance and hold back \$1,700 of the total bill due to unsatisfactory workmanship.

Problem with Gate receivers is being addressed.

OLD BUSINESS:

Continuing discussion and gathering of information regarding the new housing development on the hill above Pt. Woodworth. Board is preparing response to the contractor including addressing the drainage pipe that is set up to drain onto Pointe Woodworth hillside.

Mailbox maintenance update: Obtaining Bids from painters to refurbish mailboxes.

Wood Fence painting project has been completed.

Annual Asphalt maintenance was not done. It would be a waste of funds to complete it now because it is too late in the season to have the work done.

Next board Meeting November 18, 2014

Meeting adjourned 8:20pm