

WOODY CREEK HOMEOWNERS ASSOCIATION #1 Est. 7/13/1982

Meeting Minutes September 9, 2025

Meeting called to order @ 6:31 pm

Paul Durston will be taking on role of President, previously held by Stevie Songstad. Jon Risbon will be vice president previously held by Joan Gallagher. All other roles will remain the same.

Secretary's Report:

Minutes were reviewed and are approved.

President makes a motion to accept the secretary's report; treasurer seconds; all accept.

Treasurer report

Water is still high

There are still a few individuals who have not set up payment plans for back dues. Jon has offered to speak with them.

Old Business

- Xeriscaping- look into rocks, plants that thrive in sun without needing to be watered, adding native grass seed. Goal is to bring down water bill without spending a ton of money upfront.
- Gutter and roofing issue- we have filed a claim and had State Farm ask for installation date of last roof.
- Cement issues within community identified and will be prioritized. We are actively looking into companies and getting bids.
- Still need to find CPA that can do our audit

New business

- Look into new book keeper as Joleen has identified numerous mistakes made by current one.
- Plans to update bylaws and covenants will be added to newsletter. Goal going forward is full transparency in everything we do, big and small.
- Jon will take over handling trash vendor
- Jon will reach out about sewer jetting
- New lock for shed
- Jon will go buy ladder, 4x4, and dense picket to do repairs. Not to exceed \$300. Voted and approved.
- Jon concerned about certain beautification elements around the community. Will look into bylaws and covenants to see if concerns are enforceable.

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Next meeting is set for Thursday October 16, 2025 at 6:30. Will take place at Joleen's house.

Meeting adjourned at 8:34pm: Motioned, seconded and passed.