

WOODHILL HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS Meeting

April 15, 2016

MINUTES

BOARD MEMBERS PRESENT: Dave Bathke, Doug Cook, Bob Stewart

Dave Bathke Called the meeting to order at 6:00 p.m.

MINUTES: The Board reviewed the minutes from the February 19, 2016, meeting.

MOTION made by Bob Stewart to approve the minutes, second by Doug Cook. The Motion carried.

FINANCIAL STATEMENT: The Board reviewed the financial statement for April 15, 2016 as presented by Jere Jarrell. There were nine disbursements totaling \$2,158.33. Total assets are \$42,655.97.

MOTION made by Doug Cook, second by Bob Stewart to approve the nine disbursements for April 15, 2016. The Motion carried.

MOTION made by Doug Cook, second by Bob Stewart to turn over all 2015 previous doubtful debt (delinquent accounts) to the collection agency that AMCOR works with. The Motion carried unanimously.

MOTION made by Bob Stewart to approve the Treasurer Report as presented, second by Doug Cook. The Motion carried unanimously.

ARCHITECTURAL REPORT: Robin Thomas reviewed the seven (7) requests received since the last meeting. Six were approved and one has been denied.

Dan Kealey discussed the drainage easement behind Lot 238 that the Town did work in and has created a problem of standing water and is impeding the flow of water. The Town of Payson is not claiming responsibility at this time. Dan Kealey will set a meeting with Curtis Ward and the homeowners to try to work this out prior to having to involve legal counsel.

MANAGEMENT REPORT: Robin Thomas reviewed the action items completed from the last meeting.

OLD BUSINESS:

Bylaw Amendment – The Board reviewed the proposed Second Amendment to the Bylaws regarding annual meeting and quorum.

MOTION made by Doug Cook, second by Bob Stewart to approve the Second Amendment to the Bylaws changing the annual/special meeting quorum to 10% and change the annual meeting date to a decision to be made by the Board. The Motion carried unanimously.

Private Community Sign – The Board reviewed the mock-up of the Private Community Sign and two inbound monuments and asked the homeowners and Board Members if they prefer the teal color or tan and the majority of owners and Board approved the tan color.

NEW BUSINESS:

Annual Dumpster – The Board approved May 9 through May 23 for the dumpster for owners use to be placed on Lot 199.

MOTION made by Bob Stewart, second by Doug Cook to approve the dumpster for community use as outlined above. Motion carried unanimously.

There being no further business, the meeting was adjourned at 7:15 p.m.

Respectfully submitted,

Robin L. Thomas, CMCA, AMS
AMCOR PROPERTY PROFESSIONALS, INC.