

Woodhill Homeowners Association

BOARD OF DIRECTORS MEETING

APRIL 12, 2013

CALL TO ORDER: Mark Miller called the meeting to order at 6:00 p.m. The following Board Members were present: Ed Cameron, Connie Cockrell, Fred Pulve and Mark Miller.

Robin Thomas represented AMCOR Property Professionals, Inc.

Guests: See Sign in Sheet

MINUTES: Robin read the minutes from the February 8, 2013, meeting.

Motion made by Fred to approve the February 8, 2013, minutes as submitted, second by Connie. The Motion carried.

FINANCIALS: Ed Cameron reviewed the March and April financial statements. There were 8 disbursements this totaling \$2,176.45.

Motion made by Connie, second by Fred to approve the disbursements as submitted. The Motion carried.

Total current assets YTD as of April 12, 2013 are \$36,236.85.

ARCHITECTURAL REPORT:

Fred Pulve reviewed the following requests since the last meeting:

Lot 31 – Fence requests is currently pending review by the Board of Directors. The request submitted to the ARC does not comply with the current standards. The owner is requesting wrought iron fence around an area of grass in the backyard. The ARC recommends asking the owner for an additional design showing pillars/columns to break up the wrought iron.

Motion made by Connie to grant a variance to allow the wrought iron fence installation in the backyard for the ARC's final approval once revised plans are submitted and approved showing columns; second by Fred. The Motion carried unanimously.

Lot 106 – Paint exterior of home will be reviewed by the Board of Directors.

Lot 127 – paver installation was approved.

Lot 278 – Fence installation approved.

Lot 339 – Fence installation is pending review by the Board of Directors. The request does not comply with the current standards due to the position of the fence which is difficult due to the

situation of the lot. The side yard faces the street so, although the guidelines state that the good side of the fence should face the neighbor's lot; you would then see the unfinished look from the street due to the position of the lot. His neighbor at lot 337 said that she agrees with allowing the good side to face the street and the unfinished side to face her lot. The Board stated that the neighbor at 337 will need to submit a letter stating they are okay with the unfinished side facing her lot.

Motion made by Connie, second by Fred to approve the fence installation as outlined above once we receive the approval from lot 337 regarding the unfinished side being okay facing her lot. The Motion carried unanimously.

Lot 106 Paint Exterior – Motion made by Connie, second by Fred to approve the proposed exterior color scheme as presented. The Motion carried.

MANAGEMENT REPORT / OLD BUSINESS:

Robin reviewed the Management Report and completed items from the previous month.

NEW BUSINESS:

HOMEOWNER SESSION:

Mary Lou Patterson was present to discuss an incident at her home on Monday at 12:15 a.m. someone was pounding on her door. Next thing she new police and emergency vehicles were in front of their home and a teenager was taken away with the police; in addition a man from across the street left in an ambulance. We asked that she contact her Neighborhood Watch Captain to see if she can get additional information.

There being no further business, Motion made by Connie, second by Fred to adjourn the meeting at 7:15 p.m.

Respectfully submitted,

Robin L. Thomas, CMCA, AMS
Director of Management