

WOODHILL HOMEOWNERS ASSOCIATION

ANNUAL MEETING OF OWNERS

SEPTEMBER 13, 2019

MINUTES

ROLL CALL: See Sign-in sheet. Board members present were: Jason Fogel, Ralph Thompson, Al Simmons, Alan Chittenden, and Ed Cameron.

Robin Thomas was present to represent AMCOR Property Professionals, Inc.

CALL TO ORDER/QUORUM VERIFICATION: Jason Fogel called the meeting to order at 6:00 p.m. Pursuant to the Woodhill Homeowner Association's Bylaws, as amended, a quorum of 10% of the membership must be present to proceed with the meeting. A quorum of 126 was present in person or via Mail-in Ballot.

INTRODUCTIONS: The Board Members and Architectural Committee Members introduced themselves and their respective positions. The owners present then introduced themselves.

MINUTES: The minutes from the September 7, 2018, annual meeting were read.

MOTION made by Fred Pulve and seconded by Ralph Thompson to approve the annual minutes as presented. The Motion carried.

TREASURER REPORT: Jere Jarrell gave the financial report as outlined in the power point presentation.

Total Assets as of August 9, 2019 are \$48,839.81. There is an Accounts Receivable of \$2,021.00.

The projected addition to the Reserve Fund in 2019 is \$1,479.00.

A 2020 budget was submitted. The Board of Directors kept the annual Membership Dues per Lot to \$44.00.

PRESIDENT'S REPORT: Jason Fogel reviewed the 2019 accomplishments:

- Monthly maintenance of drainage channels continued; with additional repairs to help the flow of water.
- Two shredding events.
- Continued CC&R enforcement (mainly for parking, weeds and trash cans).
- Had our 16th successful Spring Clean-up Project.
- Sent semi-annual newsletters.

2019 Goals:

- Continue to enforce Community Guidelines and Policies.
- Monitor Reserve Account.
- Add rip-rap to selected HOA maintained drainage washes.

ARCHITECTURAL REVIEW COMMITTEE REPORT: Robin Thomas reported the following:

- Successful and uniform review of all submittals.
- Since January 2017 – 74 submittals with 69 approved.

ELECTIONS: There are 3 seats up for election and 3 candidates: Ed Cameron, Sabrina Middleton and Al Simmons.

MOTION made by Tom Backe and seconded by Debra Colbertson to accept the slate by acclimation. The Motion carried unanimously.

There being no further business, the meeting was adjourned at 7:10 p.m.

Respectfully submitted,

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