

Woodlands/Weddington HOA
Sunday, May 22, 2005
Location of Meeting home of Sandra Andrews

Board members present: Sandra Andrews, Robert DiBianca, Tony Marciano, Laurie Williams and John Mastro

From the city Kathy Faggart, Edna Farrell, Helen, Broadway

The meeting began at 7:04pm

1. Introductions

Sandra introduced the new members of the Board

2. Architectural Review Items

- a. Fence – James and Kathryn Freeman are requesting permission to install a split rail fence at 5601 Monticello Drive. It will be in the back of the property. There were no objections. Robert made the motion and John seconded it. It was approved with no dissenting votes.
- b. Porch and Deck – Brian and Wendy Williams at 5612 Meadow Bluff Court. The request is within the covenants. John made a motion and Robert seconded the motion. It was approved with no dissenting votes.

3. Landscaping Items

- a. Irrigation at pool and tennis courts - \$1,000. The irrigation system at the pool is not working (we haven't addressed it due to water conservation problems). Real Escapes will do the repair. We have \$500 in the budget for the repair. Tony made the motion and Sandra seconded it. It was approved with no dissenting votes.
- b. Clean up in natural area between pool and homes \$450. We had a request to clean up the natural area between the pool and homes. They will take out trees, mow and clean up area. The contractor is Real Escapes. John made the motion to approve it and Robert seconded it. It was approved with no dissenting votes.

4. Outstanding Projects

- a. Tennis Court Resurfacing – We had two bids, one is a \$13,000 bid (Court One) and one is a \$6,000 bid from Thermal Belt Sports Surfaces (TBSS). TBSS did not come to see the court. The revised bid from Court One includes the posts and they did the last repair job. There was discussion on getting a third quote. At the next Board meeting, we will vote on the quotes.
- b. Playground Equipment – There was discussion on the advantage of having a neighborhood playground vs. homeowners having their own playground in their backyard. There are insurance issues. We estimate the cost is under \$10,000. It is a capital improvement and will add to the value of the association. Picnic tables will be important to the adults.

The playground equipment cannot be metal, but plastic or metal. It was decided to obtain the projected price of the pool, filters, etc. before proceeding with the playground.

- c. Tennis Court Lights – The lights need alignment and some need being replaced. Sandra made a motion to allow John to spend up to \$1,000 to have the lights fixed and redirected. Any amount over \$1,000 will have to come back to the Board. It was approved with no dissenting votes.
5. Matching Grant Funds – Thursday, June 16, 2005 at Fire Station # 8 at 6:30pm. The city has a workshop on matching grants. Sandra and Laurie will attend the meeting.
6. City Items
 - a. Officer Greer – was not available due to an injury.
 - b. Kathy Faggart-she and the other members of the city are available
7. Meeting Schedule

Sunday afternoon or evening is not available. Wednesday is available. Next meeting is June 22nd and July 27. We'll discuss August at the July meeting.
8. Other Items and Concerns
 - a. Social committee – There is \$750 in the budget (you can't roll money from one budget year into the other).
 - End of the school year party
 - 4th of July party with fire truck, bouncy house and parade
 - b. Pool access by non residents – There are children/youth there that do not belong to Woodlands. Youth from the other neighborhoods are parking their cars here and leaving beer cans in our lot. We can put up a sign that says if your car is parked there between certain hours, your car will be towed. Hours will be from 11pm to 6am. Neighbors can call the towing company. Guy DeLuca is willing to have the sign made. Sandra will contact towing companies.

Two signs will be made, one on the outside – Woodlands residents only – others are trespassing. On the inside, “do not open the gate”.

Next meeting will be in., June 22nd and July 27, 2005 at 7:00pm

With there being no further business, the meeting adjourned at 8:15 pm.

Anthony Marciano II, Secretary