

**WOODLANDS/WEDDINGTON HOA
MONTHLY MEETING MINUTES
September 10, 2006 4:30pm
Woodlands Community Pool**

Attending: Robert DiBianci, Tony Marciano, John Mastro, Scott Mahoney

Absent: Hawthorne Representative, Ellis Hopper, Dick Lewis

Robert DiBianci called the meeting to order at 4:35pm

City Issues:

Speed Bumps This will not be done based on the city's input for emergency vehicles

Radar Detector The Woodlands has been put on the list.

Grant Program (\$) With regards to the grant the board has decided to go forward with the process and submit to the city our plans for re-paving the pool parking lot along with the shrubs and trees that line the recreation area (tennis & pool area)

Minutes:

Minutes from the previous meeting (August) submitted and approved unanimous by the board.

Treasurer Report:

Review of the treasurer's report was discussed, then approved unanimous by the board.

Next years budget (2007) was discussed that we maintain the existing contracts we currently have and review all social functions for 2007. We will discuss further in future meetings.

Other issues that came up:

- Sensor lights that have been installed but need to be put on a different circuit
- Pool fence needs to be addressed, front section needs to be higher for cosmetic reason while the other 3 sides needs to adjusted for keeping people from climbing.
- Extensive discussion of eliminating Hawthorne Mgmt firm as our Homeowners representative. The board can not justify the cost versus the duties that they perform. We discussed the following aspects: Legal, Accounting, New homeowners, and notifications.

Robert will call Hawthorne and investigate and let them know of intentions.

John will continue to talk to people in the Carriage Downs development
– They monitor and manage their association themselves.

Scott – will call the city and find new homeowner notifications and other important notices.

- Will ask the landscape people to break out there quotes for just the pavement/new tree/ shrubs and the other quote for French drain and tree removal
- Paint the bathroom at the pool area along with all the vertical posts around the pool area in October.
- John to ask the pool people what the costs would be for painting the black swims lines on the bottom of the pool.
- Discussion for the end of the pool party – Robert to discuss with Laurie Williams.

Board Motions:

- Breakout pavement and new tree & shrubs proposal for the pool area and then use this as our submission for the city's grant program
- Breakout the proposal for removal of the trees and putting in a french drain at the pool area.

Both motions unanimous approved.

Architectural Approvals:

No submissions

Meeting was adjourned at 6:00pm

Next meeting October 8, 2006 at 5:00 pm at the pool area

Respectfully submitted for approval

Scott Mahoney
Secretary