

**WOODLANDS/WEDDINGTON HOA**  
**MONTHLY MEETING MINUTES**  
**July 8, 2007      5:00 pm**  
**Tony Marciano's Home    2027 Stoney Creek**

**Attending:** Tony Marciano, John Mastro, Linda Hopper, Robert DiBianci, Scott Mahoney, Dick Lewis

**Absent:** Lynette Hemler, Terry Maher,

Tony Marciano called the meeting to order at 5:05pm

**Minutes:**

Minutes from June meeting were approved.

**Treasurer Report:**

Treasurer Report not addressed.

**Pool Area Issues:**

No updated information on pool security system was presented. Tony will follow up with Dave Stoner and advise Board.

The Board voted not to approve landscaping boulders and a flower bed for the pool parking lot area at this time. It was agreed that the installation of the pool security system is a priority for funds.

Eric Rhew installed a new pool motor to replace non-working one. Also, one of the toilets in Men's restroom is broken. Tony will purchase and install a new one. Robert will repair closures on Men's restroom doors.

**Hawthorne Transition Issues:**

Scott recently returned from out of the country so updated report not ready. He reported HOA quarterly payments continue to come in from residents, with no major issues so far.

**Resident Issues:**

A complaint has been received concerning a racing/utility trailer parked on a Weddington Road resident's property. Tony read sections of by-laws applicable to this issue, and parking of this type trailer on other than common property is not addressed. Dick Lewis will check on city zoning that might apply. Tony will contact the resident who filed a complaint with findings.

Also, a discussion was held concerning Weddington Road residents and how many of the Weddington Road homes are included in our HOA. Scott and Dick will research properties to determine if they are included in HOA and subject to HOA covenants.

### **Architectural Approvals:**

A potential buyer for property at 5511 Weddington Road submitted a proposal for an addition to the detached garage on the property. The board declined to approve this proposal due to the barn design and planned structure would exceed the maximum square feet requirement stated in by-laws. Tony will contact the potential buyer informing them of the Board's ruling. He will direct them to the by-laws on our website and invite them to resubmit a plan that would conform to covenants.

### **City Issues:**

Stop sign at intersection of Monticello and Alamance to slow down speeders- Dick Lewis reported that the city will not install a stop sign because there have been no accidents at that intersection. Dick will ask for a speed measurement sign to be placed on Monticello and check to see if there are any laws to prevent us from setting up a friendly roadblock to ask neighbors and others to be aware of the speed limits when driving in neighborhood.

### **Other Issues:**

The Board voted to change meeting days and times. Future monthly Board meetings will be scheduled on the 3<sup>rd</sup> Monday of each month at 7:30pm.

Website Update- Scott will follow up.

The Board discussed procedure for planning social events. Tony will contact Kim Holman, Social Committee Chairman.

Griffin Brothers Tire Company contacted Robert and is offering a free oil change to each family in the Woodlands. Tony will include information in the upcoming newsletter.

Tony is finalizing the newsletter for distribution in a few days.

Meeting was adjourned at 6:00pm

Next meeting 7:30pm Aug 20, 2007 at Tony Marciano's Home 2027 Stoney Creek

Respectfully submitted for approval

Linda Hopper  
Secretary