

## VWPOA Regular Board Meeting Minutes

November 12 2024

208 Appalachian Way

1. Meeting called to order at 7:11pm by VP Mark Shelpuk. Quorum with 3 of 4 board members present, Mark Shelpuk VP, James Trewin Treasurer, Michelle McDaniel Secretary
2. Secretary report: Michelle handed out October Budget meeting minutes.
  - a. Modifications were made to include Don Beasley, homeowner and the recommendations he made. Mark will follow up with Don and this change was made to the minutes. Specifically re: the alley and school security
  - b. Also added Rocky's written contract to the minutes for tree maintenance expectations.
  - c. Mark motioned to approve the October minutes and James seconded. Motion carried
3. Treasurer: James
  - a. Operating fund: \$22,766
  - b. Reserve: \$17,939
  - c. \$20,438 was transferred into operating fund
  - d. In the Treasurer Folder in Google Drive all the accounts payable are located. There is also a Vendor folder that contains the passwords needed by the current and future Treasurers
  - e. No major expenses for October
  - f. Same homes are still outstanding. Will send out Ch 209 notices via certified mail
4. VP: Mark
  - a. Will document the Tree Maintenance contract in Google Drive
  - b. Will follow up with Don Beasley about easement and school security
  - c. Will reach out with Ronnie for new pool service
  - d. Will fix light at the Virginia entrance. Light arrived from eBay and Mark has sufficient electrical knowledge to make the repair
5. Landscape:
  - a. Chris Doran not present, but water use is back to normal at Lake Forest
  - b. McKinney won't refund money from a repaired leak to commercial accounts

- c. Irrigation guy who we no longer have a contract with will come drop off keys and Mark would like to get the passwords for the hotspots in use, and perhaps purchase current hotspots or buy new ones
- 6. President: Stephen Hayes arrived at 8:11pm
  - a. Will have neighborhood letter written by Jan 1 2025
  - b. Will partner with James to include the proposed 2025 and actual 2024 budget
  - c. Will partner with Michelle to make copies and mail the first week of January 2025
- 7. Pool: Ronnie Gilbert not present. Sod at the pool gate and pathway was installed on Nov 11 for \$2135. The remaining area by the sidewalk will be filled in with soil and have sod 11/12. This cost also includes an irrigation check by the landscape company leaded up by Roberto
- 8. New business: plan dates for rest of 2024 and start of 2025
  - a. Dec 17 7pm
  - b. Jan 14 7pm
  - c. Feb 11 7pm
  - d. March 11 7pm
  - e. April 8 7pm

Meeting adjourned at 8:28, Stephen motioned and James seconded