

WTHOA Board Meeting, Monday, July 23rd, 2018 @ Pat Garner's office

Attendees: Jim G., Margie C., Cathi W. Deborah W.-C., Justin B., John Y., & Gary K. Pat G.

The minutes from the April Board meeting were reviewed. A motion to approve was made by Justin, seconded by Margie, and unanimously passed.

Pat gave an update on the current Balance Sheet and the Profit & Loss statement from January 1 through today's date. At this time the HOA is in a great cash position. Collection of annual dues is improved over last year. Pat also presented a report from Treece Law Firm showing any actions taken toward collection of past due accounts, filings concerning deed restriction violations, and any lawsuits resulting from these actions.

There was discussion regarding the possible need for additional NO PARKING signs near the Castlewood entrance. During football season that road is often extremely congested due to vehicles parked on both sides of the street. Jim will address this issue with the City.

The entrance signs on Castlewood and Falling Leaf have both been power washed recently and look much better. The Applewood playground has recently been revamped (sand replaced with repurposed plastic material, etc.) and John will double-check the functionality of the sprinkler system in that area. Deborah also stated that regular extermination services will continue.

There was discussion concerning a recent complaint regarding the actions of the lifeguards at the pool. A homeowner felt the lifeguards closed the pool unnecessarily (for possible thunder). There was also mention of the lifeguards' use of their cell phones. This was reported to Bill Cole, who has handled the situation. In addition, Deborah mentioned that the sign on the pool (stating pool hours) is incorrect. Jim will follow-up with Bill to get this corrected.

Jim introduced the subject of planting a Cathedral oak in the first cul-de-sac off Falling Leaf, as requested by a homeowner. Considerable discussion ensued. The cost of this endeavor was reviewed as well as the fact that there are three (3) other cul-de-sacs in the neighborhood. The homeowner requesting this action has volunteered to water the tree. However, there is no guarantee that this person will always live nearby and the HOA has no ability to water in any of the cul-de-sacs. Ultimately a motion was made by Deborah, seconded by Cathi, and unanimously approved as follows: at this time the Board cannot approve this request because of the cost involved (\$3200 for the tree, \$1500 for the planting) and the precedent it will set. Jim will discuss this with the homeowner.

Gary K. attended the meeting and gave a report regarding ongoing deed restriction violations. Gary has recently noticed a marked increase in violations. There was also discussion concerning the letters being used to notify homeowners. Pat will ask Treece to review our current letters and also have a discussion concerning monetary fines for ongoing violations.

The annual fall Garage Sale was discussed and Cathi will reach out to Eric J. to confirm the date. Once this is accomplished, the information will be sent to the Webmaster for posting.

Cathi made a motion for adjournment, Justin seconded the motion, and it was unanimously approved. The next Board meeting will be held on Oct. 22nd, 2018 @ 6:30 p.m. in Pat Garner's office.