

**WOODS AT TRADER'S POINT
MEETING NOTES**

December 7, 2021

1. Meeting called to Order at 7:09 pm.
2. First meeting of new board members. Each team member gave an introduction.
3. Approved October Minutes.
4. Had a discussion to inform new members on types of issues HOA may encounter, updated on landscaping contractor and Elite Properties. It was further noted the board has been meeting the 3rd Tuesday of each month. The new board can determine if they want to continue to meet at this time or change. We can also determine where meetings will be held. Will we meet at same place or rotate at each members home?
5. Homeowners Concerns, Questions, or Comments.
 - a. Team noted that Rip wrap is needed on drainage area on trail between Starkey and Irick.
 - b. HOA feels we need a Stop Sign at the entrance (Marsh Rd). It's dangerous with many cars speeding. The city however has no interest in putting up a sign.
 - c. Tree and brush from farmhouse next door (Marsh Rd) obstructs the view of oncoming traffic from the north. Need to keep brush cleaned back and may need to take out a tree. Maybe HOA could pay to have brush and tree removed if owner would agree. Need to contact owner...Doug Starke. **Who will take on this task?**
 - d. We don't currently have the phone numbers for all our neighbors. It would be good to have in case we have an urgent communication. Not everyone is checking emails promptly. It was noted some neighbors prefer not to provide phone numbers. Suggestion was made to go door to door to gather the information. **Need to confirm act at next meeting.**
6. Financial Report. None for now.
7. Annual Meeting review. It was noted quorum was met and the addition of the Zoom probably contributed. Need to ensure Zoom is an option for all future meetings.
8. Select Offices for Board Members. Will do at January Meeting (January 18, 2022 at 7pm). **Need volunteer to host this meeting at their home. Please communicate interest.**
9. 2022 Activities
 - a. Neighborhood Reserve Study. Explained what this study was and why it is needed. New board will need to select agency to perform.
 - b. Beautify Walking Path (Trash Bins, bench, etc.).
 - c. Wildlife Control (beavers and muskrats)
10. General Business
 - a. Approve 2022 Invoice Timeline. **Christina we will do the same as last year.**
 - b. Komplete Cutback approved.
 - c. Grate for Drainage. **Christina, has the grate been installed?**

- d. Snow Removal. Contract is in place with Turf, Trees & Home Land Care Management – Steve D. Dotson, Owner. We believe we will be in a better position with this contractor as he is a small business. We will be more than likely be one of his larger customers.
- e. Wetland Education. Could do some sort of community fair with some other agencies being invited. Due to COVID date TBD.

11. Committee Activity

- Trash Barrels for path. Need to continue researching. Team needs to create a plan. Complete to supply quote for maintain barrels. Did we receive the quote?
- Social/Communication Committee. Need an update.
- Communication – New Homeowner welcome packet. Garry to gather information from Communication Committee. Garry, please turn over whatever you received
- We need to start requesting Official Reports from Subcommittees. Maybe have the attend board meetings on a quarterly basis to update. Board needs to finalize at January meeting.
- HOA needs to receive a summary of all Architectural Requests. This needs to be communicated to subcommittee.

12. Do we want to change bylaws for our quorum? This change will cost because of legal involvement. The Bylaws and Articles will have to be changed if we do. Will need get buy in of homeowners. Pam and Christina will investigate the possibility of doing proxies via email. Topic of Conversation for Annual Meeting. We didn't discuss. Do we need to proceed? Agreed not to pursue.

13. Final Thoughts\Comments.

14. Adjourned 8:36 pm.

Below are the email addresses for our official board members.

2021 HOA Board Members					
First	Last	Role	Email	Phone	Address
Nick	Cohen	Treasurer	wabash9@gmail.com	317-730-3345	7405 Cassilly Ct
Audrey	Jones	Secretary	writelite481@gmail.com	317-523-9082	7451 Irick Ct
Henry	Oglesby	Vice President	oglesby1282@gmail.com	317-847-4510	7442 Starkey Ct
Pam	Sucheki	At Large	psuc23@gmail.com	317-439-5050	7411 Irick Ct
Garry	Walton	President	garrywalton@comcast.net	317-459-9855	7435 Irick Ct
2022 HOA Board Members					
First	Last	Role*	Email	Phone	Address
Elizabeth	Barringer		elbarringer@gmail.com	317-250-5761	7447 Starkey Ct
Brian	Brenn		brennbrian97@gmail.com	560-466-4725	7402 Cassilly Ct
Nick	Cohen	Treasurer	wabash9@gmail.com	317-730-3345	7405 Cassilly Ct
Misty	Easton Kunz		measton7@yahoo.com	317-697-7063	7441 Cassilly Ct
Liz	Funk		lizfunk90@gmail.com	317-919-4258	7454 Irick Ct
Audrey	Jones	Secretary	writelite481@gmail.com	317-523-9082	7451 Irick Ct
*Offices will be determined at the January 18th Meeting.					