

WHA HOA Thursday 6/9/2022

Thursday, June 09, 2022

7:00 PM

The meeting was called to order by President Michele Maley at 7PM.

Board members present: Michele Maley, Chuck Cheek, Melanie Gumz, Matt Maley, Richard Keeling, John Igrisan, Jon Schrag

Board members absent: Scott Smith, Holly Waters

The following were selected as Officers of the Board for next term (6/2022 - 5/2023):

Michele Maley - President

Chuck Cheek - Vice President

Melanie Gumz - Secretary

Matt Maley - Treasurer

Follow up from 6/6/22 Annual Meeting

Cottonwood Hollow Park: Michele has investigated resident concerns re: Cottonwood Hollow park, including trimming of the path from Devon Lane to the basketball court. The path is trimmed once per year by Rainfall, as part of the HOA contract for landscape maintenance. Michele has sent an email to Rainfall requesting that the vegetation be trimmed back from the path, and also mentioned that there are large sticks that need to be cleared. Rainfall typically does this type of maintenance during the month of June, so these items should be addressed soon.

Mosquitos: Michele obtained a quote from NaturalWay to have Cottonwood Hollow park sprayed for mosquitos. NaturalWay recommends five applications, monthly May through September (note May application no longer possible). Each application is \$149. Cost for season, with prepay discount, would be \$ 566.20.

Mosquitos are an issue in the park due to poor drainage, and the amount of woods, which provides good breeding grounds.

Michele will follow up on these questions:

- What chemical is used by the pesticide applicator? (Demand CS)
- Is this a service that can be provided by Rainfall?
- Does customer feedback indicate that the service is effective?

At this time the Board is debating if the expense would be worth it, i.e. would yield the desired results. Some Board members remember that the park had been treated for mosquitos in the past, and the results were not remarkable.

Subdivision social event: Michele has investigated the request for an event to bring community together, and contacted the Kona Ice snow cone truck. Cost for the Kona Ice truck is \$200 for one hour, and anything over 100 people served is \$2/cup.

A motion was made by Matt to proceed with engaging the Kona Ice truck for a subdivision social event, and passed unanimously. The Board directed Michele to secure the truck for Saturday August 20

Facebook: There are two FB pages, with same picture. Michele's daughter created the Facebook page, something happened to the first site, hence the creation of the 2nd site. Michele is investigating if the

initial, now defunct, site can be deleted. The 2nd FB page, which does have recent activity, has 39 members. If a resident would like to take over responsibility for maintaining the HOA Facebook page, please reach out to Michele.

Rat sightings: There have been more rat sightings, Michele has posted a reminder to residents via Nextdoor to keep yards tidy and free of junk, keep grass cut, pick up animal waste, and not to feed birds or squirrels.

Laurel Woods Park improvements: Cement pad has been poured, Michele has obtain a copy of the insurance for the contractors working on the project.

New Business

Michele noted there is a tree along the path to Fordham Green apartments that needs trimming, and has brought this to the attention of the corporate office, as the local office does not seem to respond to Michele or Canton ordinance.

At this time, there are no new residences going into a three years in arrears situation with respect to dues, therefore no new liens are anticipated. As always, thank you to residents who pay HOA dues in a timely manner.

Michele will provide the HOA insurance agent and the webmaster with board member names, to ensure this information is current.

The HOA booklet will not be re-published until 2023, the HOA website will should be consulted for current Board member information.

Both the Vice President and the Secretary had no new information to report.

Treasurer's Report

Matt reviewed the book balance, outstanding checks, and deposits. This information is available to any WHA resident upon request, please reach out to Michele with any requests for HOA financial information.

Total number residences with unpaid dues:

Current year	34
Two years in arrears	13
Three years in arrears	0
Four or more years in arrears	10

Next Meeting

The Board discussed whether it would be necessary to meet in July, as the Annual Meeting was just held earlier in the week, and May meeting was re-scheduled to June 9.

A motion was made by Melanie to cancel the July meeting. Motion passed unanimously.

The Board agreed there was no additional old or new business to discuss, and the meeting was adjourned at 7.45PM.