

WHA Annual Membership Meeting Monday June 6, 2022

Thursday, June 09, 2022

6:31 PM

The meeting was called to order at 7.01PM

Board Members Present: Melanie Gumz, Scott Smith, John Igrisan, Matt Maley, Michele Maley, Richard Keeling, Chuck Cheek, Theresa Knittel

Board Members Absent: None

Residents Present: Esther Keeling, Pam Igrisan, Kelsey Belzak, Jon Schrag

A total of 12 residents attended, which include the 8 board members mentioned above.

Thank you to the board members who volunteer their time.

The meeting was conducted by President Michele Maley.

President's Report

- Board meetings are being held via Zoom due to ongoing concerns regarding COVID, and are open to residents. Any resident who wishes to attend a Board meeting should contact Michele Maley, and she will provide the Zoom link.

- Each year, three seats on the Board are up for election. This year, there were also two resignations, so five positions are open.

- Phase 1 of subdivision road work has been completed. Work on Phase 2 & Phase 3 will begin in 2023. No subdivision road work is scheduled for 2022.

- The Board has approved an agreement with Bainbridge Apartments regarding park improvements for Laurel Woods Park. Bainbridge Apartments currently has an agreement with WHA HOA, to allow apartment residents to use Laurel Woods Park. Bainbridge Apartments provided several ideas for park improvements, and offered to share improvement costs with WHA HOA on a 50/50 basis. The WHA HOA Board reviewed several ideas, and ultimately decided to proceed with installing a pavilion and two picnic tables, on a concrete slab, and approved up to \$7,000 for the improvements. The total cost of the improvements is not to exceed \$12,000; therefore the HOA is responsible for \$6,000 of the improvements. Bainbridge Park is managing installation of the concrete, pavilion, and picnic tables, and has kicked off the project.

- Subdivision entrances
 - The Ford Road entrance center island has been re-mulched this year. The remainder of the Ford Road entrance area was deemed to not require re-mulching at this time.
 - The Lilley Road entrance is being cared for by a resident. Thank you for your time and efforts to enhance this area!
 - The Warren Road entrance was mulched last week

- The Treasurer is investigating the possibility for the HOA to accept online payments. Any service fees for processing the transaction will be passed along to the resident.

- There are approximately 30 residences which are two or more years in arrears with respect to association dues.

- Rats have been observed on Wedgwood, next to Morton Taylor. Michele has posted on Nextdoor, for the Nottingham Forest area, best practices that should be observed by residents. These include keeping yards tidy and free of junk, keeping grass cut, picking up animal waste, and not feeding birds or squirrels. The cooperation of residents is needed and appreciated.

Resident Concerns

- Attention to Cottonwood Hollow Park was requested, specifically regarding:

1. Whether additional stones and mulch in the play equipment area are needed
2. Whether repairs are needed to the playscape, which may have a broken chain on the climbing apparatus
3. Whether any measures could be taken to reduce mosquitos in the park
4. Whether the path to the park (between Devon Lane and the basketball court) could be cleared as it is becoming overgrown.

- A request to consider hosting a summer social event of some sort, to facilitate positive resident interaction, was made

- A desire to increase the amount of activity and add additional information to the HOA Facebook page was expressed. At this time, no one on the HOA board is actively managing the HOA FB page. The resident who expressed this concern was asked if she would be willing to actively manage the HOA FB page.

Election results

A total of five board members were elected. Re-elected board members are Matt Maley, Scott Smith, and John Igrisan. Welcome to new board members Jon Schrag and Holly Waters.

Meeting adjourned 7.45PM