

**Wood Glen Property Owners Association  
Regular Board Meeting  
May 4, 2021 via ZOOM**

Board members of the Wood Glen neighborhood met in regular session Tuesday, May 4, 2021, at 7:00 PM. The meeting was held via ZOOM

Bill Peeples, President, called the meeting to order at 7:00 PM

Members Present: Marvin Knight, Prashant Nadkarni, Bill Peeples, David Schell, Kim Vickers, Tracy Gialusis, Neel Pandeya and Roy Wiederkehr.

Minute Approval: Marvin Knight made a motion to approve the February 9, 2021 minutes, seconded by Prashant Nadkarni, motion carried.

Oral Summarization of items approved via email vote:

- 1) Greenbelt Cleanup approved
- 2) Wall repair in the amount of \$1400 approved

Treasurers Report Neel Pandeya reported that the March financials reflected \$226K in the Operating account and \$266K in the Reserve account. Neel reported the electric was over budget, possibly due to the pool pumps running during the storm. Requested CMA reclass \$4600 from landscape budget to capital improvements.

Managers' Report Jennifer English with CMA reported the following:

- Distributed monthly financials
- Obtained bids for BB court lighting
- Assisted with lighting issue (bad breaker)
- Coordinated pool opening
- Performed bi-weekly inspections
- Fielded and resolved homeowner issues
- Requested roof inspection for hail damage
- Filed claim for storm damage
- Maintenance performing porter duties,
- Reported front entrance leak to vendor
- Sent courtesy emails to owners trying to access pool
- Folks using doggie stations for trash can, should we get larger containers or send email blast?
- Owner reported Creek Bend fence starting to bow.

Committee Reports: Modification: Kim Vickers reported that request are being received however owners are moving forward with projects before Modcom decision is rendered. Discussion. Bill suggested email blast to remind owners of the Modcom protocol.

Landscaping: Karen Fischer absent but Jennifer English reported on her behalf that the front entrance is going to need some serious attention from the storm, Board requested bids be presented but would like to see the entrance bid move in a progressive manner and not all at once. Board requested arborist take a look at the large tree. Small pending items from the storm need to be reviewed on an individual basis. Board not willing to change current budget, emergency items need to be presented to Board.

Social: Social activities remain on hold

Old Business:

- 1) Benches for BB Court: Board discussed installing benches, Bill proposed 2 benches with backs, total cost with installation \$1500. Nat Karni motioned to approve, Kim Vickers seconded, motion carried.
- 3) Pickle Ball Lines painted and pickle ballers loving it.
- 4) Wild Life Committee, Roy Wiederker agreed to chair, Beth Whitley interested in being on the committee
- 5) Fencing along Plantation needs to be secure, CMA to obtain bids, was delayed due to storm damage
- 6) Wood Glen Twitter Feed, Neel reported that he still needs to set it up.

New Business:

- 1) Storm Damage both greenbelt and wall, Insurance denied claim. Move forward with approved repairs.
- 2) Zoom meeting vs In Person, Bill reported that we will revisit at the next meeting but the consensus of the Board is to continue Zoom meetings.
- 3) Bids for the addition of basketball lighting was presented and reviewed, Nat Karni made a motion to accept the Blue Diamond bid for two lights at \$700 each, Kim Vickers seconded, motion carried. Bill asked to have them include a photocell when installed.
- 4) CMA having roof inspected for hail damage, it is a metal roof so basically checking for holes or leaks.
- 5) CMA reported that the agent circulate coverage for volunteers, Jennifer to send information to Board for further review and consideration.
- 6) Owner has inquired into purchasing cave lot located on Brunston Court. Discussion. Bill suggested creating a committee to further discuss.

Homeowner forum:  
Attorney

- 1) Owner inquired about guest under the Covid restrictions, Board to obtain guidance from
- 2) Jill Sampson inquired about the following:
  - a) Crosswalk striping – Bill suggested she contact the City of RR
  - b) Pear tree have life expectancy of 15 years, should we send something out to the owners. Bill informed her we don't know when they were planted and its owner responsibility to maintain.
  - c) If branches hanging over onto her property can she cut those, the simple answer is yes.

Next Meeting: The next meeting will be scheduled for Monday, August 16, 2021 via ZOOM

Executive Session: Delinquency discussion

Meeting Adjourned at 9:08 p.m.