**Woodside Village Association**

**October 16, 2024 Board Meeting**

**Minutes**

Date: October 16, 2024

Present: Greg Kerr, Kent Tyrrell, John Diponio, Rich Kaylor, Bill Pichan

Absent: None

Management: Pamela McNamee

1. Call to Order and Roll Call:
* See above
1. Approval of Minutes
	* August 21 approved
	* September 18 approved
2. Review of Financial Report
	1. Budget 2025 (draft)
* Ready end September / early October
	1. August/September Financials
* Due withing two weeks
* ACTION: Management to correct road fund line item to include actual balance.
	1. Discuss dues increase for 2024
* Approximate $200 increase per year.
1. Unfinished Business

4.1 Property Action List

* + - Sprinklers likely shut off next week
		- Jet will place markers on road
		- **ACTION**: Management to cancel Rigoro contract.
		- **ACTION**: Management to ensure land and asphalt damage due to removal of trees near Unit 54 is repaired by tree contractor.
		- Holiday light vendor approved by management.
1. Old Business
	1. DCAM to begin road repair first of November (road marked)
	2. Pond
		* East pond overgrowth to be cleaned up.
2. New Business

6.1 Landscape Bids

* Management seeking bids. Due first week of November.

6.2 Mailbox Replacement – working on obtaining completive bids for 2025

* One bid received. Two more coming.

6.3 Solar Panel Law

* + - Management provided a summary slide for annual meeting regarding Solar Panel law.

6.4 Beddard tree survey from 2020

6.5 Meeting with Waterscapes week of 10/16/24

6.6 East retention pond overgrowth

* E&B to provide quote

6.7 Master Insurance Polity and Cost

* + - Competitive bids underway for 2025 budget year
1. Next Meeting
* Annual Meeting set for 10/23/24.
1. Modification Requests (Spreadsheet Handout)
* The board looked at the modification request spreadsheet.

The Board entered Executive Session at 4:50pm