

Woodhaven Homeowners Association
Minutes for Monthly Board Meeting – March 12, 2026
6:30 p.m. Woodhaven Office

Board Members:

Present: Chad Campbell, Randall Mueller, Billie Wilson, Margaret LeBlanc, and Lisa Mistele

Absent: David Keckley, Joseph Wyly, and Linda Stokdyk

Others Present: Eric Johnson and Brad Devine

Quorum Present: Yes

Call to Order:

Meeting called to order at 6:30 p.m. by board president Chad Campbell.

Meeting Minutes:

Minutes from the February meeting were submitted and reviewed. Board unanimously approved the minutes.

Financial Report:

Billie Wilson submitted the financial report. Board unanimously approved the financial report.

Property Status Discussion:

The owner of a unit claims he/she is not getting notices for violations. Eric will research.

All insurance policies for 2026 are current until October.

Mailroom lighting has been replaced.

Board agreed to waive \$50 late fee for a unit because the owner paid in-full and the unit's pending sale did not close.

Pool flotation device needs to be replaced.

A unit is requesting handrails to be installed. Board voted to allow if paid by owner and the type of rails are review and approved by the Board.

A unit has an exercise stand on the balcony.

Board discussed modifying the policy around late fees and decided to leave as is for now.

Board is getting bids on replacement building signs.

Center strip on main speed bump came loose. A contractor picked it up and discarded it, claims it could not be reattached. Board is getting estimates for speed bumps and striping.

Board is getting bids from a contractor for the landscaping updates. Board approved materials for the priority one items.

The Board discussed what communication is appropriate to notify residents of the pending McKamy/Osage Branch Wastewater Interceptor Project, Phase 1.

Adjournment:

At 8:55 pm Margaret LeBlanc motioned that we end the meeting, Lisa Mistele seconded the motion.

The **next meeting** of the Board of Directors will be held on **Thursday, April 9, 2026, at 6:30 p.m. in the Woodhaven Office.**

Approvals:

The minutes of the Woodhaven Condominiums Board of Directors meeting held on March 12, 2026, have been approved as indicated by the signatures below:

Chad Campbell, President

Randall Mueller, Vice President