



## **Wyngate Homeowners Association Board Meeting January 25, 2022**

**Call to Order at 7:08pm**

**In Attendance: Kevin, Brooke, Thelma, John**

**Approval of Minutes from August 2020 Zoom Meeting**

**Motioned by: Brooke**

**Seconded by: John**

**Approved: 1/25/22**

### **Meeting Items**

Landscaping

- **We are giving the go ahead to Brewer's to update the flower beds and mulch at the front entrance**
- **We will stick with Brewer's for a company**
- **Making sure the front lights are on. Possibility of doing LED light at the front entrance.**

Liens

- **No one has to go to court. The county will take their amount first, and then the HOA can ask for the remaining amount.**
- **We will be filing a lien on a lot because they are over the \$250 amount**
- **Vacant property lien status: Can share information to neighbors about buying the property next to their home. The front lot has to be a 2-story house unless we give them a waiver.**

**Prep for Neighborhood HOA Meeting**

- **Late February/early March in person meeting**
- **Will check with the church to see if Sunday afternoon or weekday evening is better.**
- **Election of candidates should occur**

Finding a replacement for treasure—Brooke is rolling off

- **Discussed possible neighbors like Eric Moore**

Brooke will have the dues/newsletter printed and folded

- **Team will help stuff and distribute letters.**

Treasurer's Report

- **Ended year with a little over \$40,000 in bank account**
- **All bills are paid**
- **Received almost all annual dues (about 14 lots have not paid)**
- **We need to update the paypal link to 2022 and double check the right amount**
  - **Once the amount is confirmed, Thelma will update the website.**

TN Secretary of State Annual Report Due

- **Thelma will complete this once she receives guidance from Megan**
- **Might be able to complete this online. If I need an HOA payment, Brooke can provide a payment option.**

American Homes is renting about 14 properties in Wyngate

- **Some residents are renting out their other homes**
- **Summer Rose is rumored to stop having American Homes own homes in their neighborhood.**
- **We need to know who to send dues to if the owner is not the primary residence.**

Social Activities to Plan

- **Yard Sale**
- **Easter Egg Hunt (can do rounds of ages)**
- **End of School Year Party**

Old Business

- **NA**

New Business

- **NA**

**Adjourned**

**Meeting adjourned at 8:06 pm**