

10/9/25 Woodland Waters HOA Monthly Board Meeting Minutes

Call to Order

Ed Butler called to order the regular meeting of the Woodland Waters Homeowners' Association at 6:30 PM. The "Pledge of Allegiance" was said.

Board Members Present

The following board members were present: Ed Butler, President; Bernie Embden, Vice President; Maria Shelby, Secretary; Russ Coomer, Director; Phil Boerum, Director; Gloria Siecinski, Director. Todd Kennedy was absent.

Approval of Minutes

Maria Shelby read the minutes from the September 11th meeting. Russ Coomer motioned to accept the minutes. Gloria Siecinski seconded. The minutes were approved.

Approval of Financials

Ed Butler read the financial report. We had a beginning balance of \$213,482.81 and an ending balance of \$200,498.60. Russ motioned to accept the financials and Gloria seconded. The financials were approved.

Committee Reports

Bushes along the boulevard were cut. Trees are dying again at the boat ramp. Russ wants to get a quote to take out all the pine trees. Russ will have a quote to remove trees and 6' replacement trees at next meeting. We're still looking at someone to remove the vegetation from the lake.

Russ and Ed took down the old Enclave sign. Russ built a new frame for a new sign and it looks great.

Deed violations - Bernie - 12 open violations with 3 open violations in the Enclave. Woodland Waters has a sheds violation open. There is a trailer issue on Tooke Shore that will be removed.

ARC - 1 roof, 1 garage

Old Business

(None)

New Business

We have received 250 ballots for the Phase 6 merger. If you haven't turned in your ballot yet, please do so today. The board held a special meeting for questions about Phase 6 and 3 people came.

Pit by waterfall is not enclosed. Tabled. Bernie delivered a detailed study report which indicated the lifespan of capital expenditures and the estimated cost to replace that item now, in 5 years, in 10 years, in 15 and 20 years. Tabled.

Adjournment

Ed Butler adjourned the meeting at 8:08 PM

Submitted by:

Maria Shelby