

**Woodlands Village ROA  
Board of Directors Meeting**

February 15, 2018 at 6:00pm  
323 S. River Run Road Ste. 1  
Flagstaff, AZ

**Minutes**

Call meeting to order

The meeting was called to order at 6:06 p.m. A quorum was established with the following board of directors present (P) and absent (A)

P	A		P	A	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Eugene Komperda, President	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Brian Kolb, Director
<input checked="" type="checkbox"/>	<input type="checkbox"/>	David Brink, Vice President	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Jason Cureton, Director - Arrived around 7pm
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Brian Lee Wilson, Tres.	<input type="checkbox"/>	<input type="checkbox"/>	Vacant
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Andrew Zarkou, Secretary			

Also Present:

Katy Kuhns, Community Manager

Member comment period

-No members present

Review meeting minutes

The minutes from the December 5, 2017 and January 29, 2018 Board of Directors meeting were reviewed. All board members in attendance approved the minutes as submitted. The minutes from the 2018 annual meeting were also reviewed and unanimously approved.

Review financial reports

The 2017 year end and January 2018 financial reports were reviewed. Mr. Brink made a motion to approve the financial reports, Mr. Kolb seconded the motion and all board members in attendance approved.

Old Business

-The Enforcement Procedures adopted in December were discussed, along with a flow chart and Resolution 2018-01 adopting the correction times for violation infections. Mr. Brink made a motion to adopt Resolution 2018-01, Mr. Zarkou seconded the motion and all board members in attendance approved. Mr. Brink then made a motion to incorporate the flow chart into the Enforcement Procedures and make the effective date March 15, 2018. Mr. Kolb seconded the motion and all board members in attendance approved.

New Business

-Discussion took place about the condition of the mailboxes and the recent accident causing one of the Cluster Box Units on Highland Mesa Road to be replaced. Mr. Brink made a motion to approve Resolution 2018-02 confirming the Board's unanimous written consent for the Association to take responsibility for all of the Master Association mailbox cluster units. All board members were also in favor to have SREM contact the City Attorney to follow up let them know that the ROA will press charges on the individual responsible for the damage.

-The board discussed and set the yard sale date and Ice Cream Social Date (May 19<sup>th</sup> and June 16<sup>th</sup> respectively). SREM will seek pricing from the vendors with the plan to have a cap on the variety of ice cream and add a face painter and balloon twister.

-Brief discussion took place about procedures to follow during the board meetings and whether or not to use Roberts Rules of Order. No action took place.

Violations

-The violation report was reviewed.

Next Meeting Date

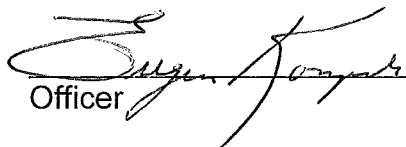
The next meeting will be on a Monday in April for 6:30pm at SREM.

Meeting Adjournment & Executive Session

A motion was made, seconded and approved to enter executive session per A.R.S. 33-1804 (A) 2 & 3. The open meeting adjourned and executive session began at 7:18 pm.

Respectfully submitted,  
Sterling Real Estate Management

Approved by the Board of Directors

	<u>PRESIDENT</u>	<u>4/17/18</u>
Officer	Title	Date