

FAIR WOODS HOMEOWNERS' ASSOCIATION, INC.
BOARD OF TRUSTEES MEETING
March 31, 2022

CALL TO ORDER

Mr. McDonald called the March 31, 2022, meeting of the Fair Woods Homeowners Association to order at 7:02PM.

Board Members Present: Ted Winograd – Secretary
 Joe McDonald -- Treasurer
 Wendy Doumas – Member at Large

Management Present: Kathy Gately, CMCA, AMS, PCAM

Not present: Patricia Lewis – President
 Carol Miller – Member at Large

MEMBERSHIP FORUM

- Owner (1) asked about the flow of information and if there was a way to improve it (i.e., Meeting notice, etc.). Mr. Winograd gave her the information on how to sign up for information via the website.
Also stated that trash was being left out in bags and was creating a big mess. Is there a better solution?
- Owner (2) is a new owner at Fair Woods and inquired about the drainage issues on the side of his property.
- Owner (3) stated that there is a large tree with branches that hang over her assigned parking space and the birds are constantly defecating on her car. Can the branches be pruned back?

APPROVAL OF MINUTES

MOTION made by Mr. McDonald to approve the minutes from February 24, 2022; Motion seconded by Ms. Doumas. All approved.

FINANCIALS

Ms. Gately discussed the February 2022 financials that were sent to the Board.
Mr. McDonald reported on the Edward Jones accounts and will be looking into investment options.

MANAGEMENT REPORT

- The Annual Meeting: Management will be sending out a call for candidates notice tomorrow. All proxies and voting will be done electronically.
- ***MOTION made by Ms. Doumas to accept the proposal by Doody Calls to come on a weekly basis and empty the three receptacles at a rate of \$232/month. Mr. McDonald seconded the motion. All approved.***
- Northern Tree Experts submitted a proposal for work to a tree on common area in front of 3956 Collis Oak Ct. Discussion was tabled to review the tree further.
- Pet notice reminders were sent out via e-mail to the community.
- Management will request that the wood chips from the next round of tree work be placed in select areas.
- Garland Tree Ct. stop sign is down. Will need to be replaced.
- Corkwood Mailboxes: The flagstones are not level. Management will investigate proposals to repair/ replace.
- Towing report is attached in the Board packet for the Boards review.

COMMITTEE UPDATES:

Landscape Committee: Ms. Doumas said that the committee had approved for Blade Runners to install and water eight new flowering trees as well as one Maple tree. NOVA Tree Experts have removed fourteen of the eighteen aged out trees on Alder Woods. Blade Runners will also be delivering flowers for the committee to plant at the entrances

There are three large areas that are overgrown and require clean up. Ms. Doumas will work on getting proposals for that task.

Ms. Duomas is also looking into soliciting a drainage specialist for consult as well as obtaining pricing on a tree maintenance program for the community.

ARB: Mr. Winograd reported that there had been a few architectural requests and that they are anticipating a surge in requests in the coming months.

EVENTS: Ms. Gilmore said that the events committee had received the first registration for the yard sale.

EXECUTIVE SESSION:

MOTION made by Mr. McDonald to enter Executive session at 8:04pm to discuss delinquent accounts, and legal issues. Motion seconded by Ms. Doumas. All approved.

MOTION made by Mr. McDonald to close executive session at 8:32pm. Ms. Doumas seconded the motion. All approved.

ACTION FOLLOWING EXECUTIVE:

No further action to be taken following the Executive portion of the meeting.

ADJOURNMENT:

MOTION was made, seconded, and passed by unanimous consent to adjourn the meeting of March 31,2022, at 8:41 PM.

RECORDING SECRETARY: Candee Percherke

****Next Meeting will be April 28, 2022****