

**Woods Garden Club HOA  
Minutes of Board Meeting  
Thursday, April 19, 2018**

**I. Call to Order**

The meeting was called to order by President Donna Dozier at 6:32 P.M. Other Board members present were J. Eli Crow, Richard Patteson, John N. Serio, Ron Stutes, Ken Wheeler, Jr., and Russell Williams. Dawn Smith of East Texas Community Management was present. No guests were present.

**II. Approval of the Minutes**

- The minutes of the March 22, 2018, meeting were approved by e-mail.

**III. Property Management Report**

- Dawn will attend the required pool certification class April 27, 2018. Janitorial services will prepare the pool area for its scheduled opening on May 1, 2018, and clean-up every MWF thereafter. Dawn purchased new signs for “No Diving” and “No Lifeguards” as well as one indicating capacity. She also purchased a new life preserver, four small tables for the chaise lounges, and will have the gate adjusted for proper closing. Jarrod’s has completed the mortar work on the stones around the pool, and Kenneth Edwards will weld the missing finials on the pool fence.
- Thirty-five residents have not paid dues for 2018. Fourteen have not paid last year’s, and four are with lawyers, two of whom have developed payment plans.
- Dawn has sent out twenty-seven violation notices for such items as sod replacement, trash cans in the driveway, stump removal, basketball goals in the street, etc. Of these, twenty have been resolved.

**IV. Financial Report**

- There is currently \$41,182.60 in the Checking/Operating Account and \$127,042.29 in the Savings Account for a total of \$168,224.89 for Checking/Savings.

**V. Old Business**

- Security
  - So far, the only concern seems to be the occasional overnight parking on the street, including an RV.

**VI. New Business**

- Splash Party
  - In conjunction with Crutcher and Hartley RE/MAX, the Splash Party has been scheduled for June 23, 2018. Since we no longer have gas to the grill, it will have to be converted to propane before the event. We are seeking volunteer cooks.
  - A resident has offered to donate and plant iris bulbs in the greenbelt area near the pool. We are grateful for her help in beautifying our neighborhood.

**VII. Miscellaneous Non-Action Items**

- John suggested that in the near future we do another postcard call for missing emails, and the Board concurred.
- Ken suggested that we determine how many leased homes we have in the Woods, so that those residents pay the required monthly dues surcharge.

**IX. Visitor Comments**

- None

**X. Adjournment**

- Eli moved and Ken seconded the motion to adjourn. The motion carried. The meeting adjourned at 7:35 P.M.

Respectfully submitted,



John N. Serio, Secretary