 **WOHA Board Meeting**

 **Marsh Creek Country Club**

 **May 11th, 2023**

**Call to order**: 6:02 by President, Bob Parker

**Previous Minutes Approval**: April 13h 2023 Board meeting minutes approved.

**Board Attendees**: President - Bob Parker; Vice President/Director Operations – Sam Iandiorio; Director/ARC – Mike Sharman; and Secretary, Janet Chory.

**Resident Attendees**: Mary Ellen Zydell, Lana Bandy

**Treasurer Report**:

The Secretary reported the Treasurer’s report ss of 5/11/2023, WOHA balances are as follows – Builders ($3,530.00); Checking ($4,449.56); Reserves ($90,702.00); Pump Fund ($15,449.05); and Road Replacement ($69,774.03) for a total of $183,905.54. The account transfers approved at the April board meeting were completed (transferring the majority of the checking monies to reserves to obtain a 3.5% interest rate effective May 8th with an expiration of November 7th. The PNC Manager, Michael Plantier recommended a meeting in October for an account review to determine the interest rate after the 3.5% rate expires.

2023 Annual Due – the last outstanding annual dues were paid. 100% of annual dues have been received.

**Secretary Report:**

Noted that a new tab for the quarterly newsletter was added to the WOHA website and the 1st edition of ‘Whispering Stories’ was poste.

**ARC Report:**

D/ARC approved Lot 34 request for backyard lanais contingent on homeowner obtaining required city permits. A security deposit of $500 was agreed upon.

D/ARC approved new fence for Lots 45 and 44. No additional security deposit is being requested as the deposit from the new pool installation on Lot 45 will be held.

**Operations Report:**

Discussed gate repair issues for Madrid Street entrance. Resident Steve Johnson offered to make replacement parts, but needs templates .

Discussed drainage issues and need to have drains cleaned.

**Landscaping Report:**

Recently planted oak tree not growing well. D/Landscaping trying to revive with extra care & watering.

Discussed Madrid gate extension quote from Brock Fencing. Board agreed that another quote should be obtained in order to validate the price reasonableness of the Brock quote.

**New Business:**

Discussed A1A Beach Blvd WOHA sign that is damaged. President is seeking a quote to repair, power wash and paint sign.

President noted that a new gate code was needed. Board agreed on gate code effective 1 June 2023. President will coordinate with Tim Norberg for programming the change. Secretary will notify the local police, fire/rescue, trash/recycling and delivery services. Also will email WOHA and also distribute flyers and an reminder the week prior

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**Old Business**:

2023 Cookout committee held its initial meeting. Next meeting is scheduled for Tuesday, May 23rd at Sam Iandiorio’s home. Secretary reached out to SAB Police Officer Martinez to serve as judge in pie baking contest – waiting response. Chiefs’ hats were distributed to residents that will be grilling – Doug Gibson, Sam Iandiorio and Jim Satterley. Reviewed the draft cookout flyer and approved it for distribution.

Re-addressed the dog grooming 90-day authorization (ending mid-May). Homeowner highlighted her current status and her reminders to her clients to drive safely in the community. Prior to the end of the board meeting after the resident departed, the board discussed the hardship situation and approved another 90 extension with the following conditions – limited hours only between 9:00 a.m. through 2:00 p.m. from Monday – Friday.

**Next Meeting**: Thursday, June 15th @ 6:00 Marsh Creek Country Club.

**Meeting Adjourned at 8:10 pm.**

Respectfully submitted by Janet Chory, Secretary