

**Minutes**  
**Woodbridge Property Owners Association, Inc.**  
**February 1, 2016**

**Board Members Present:** Bert Costner; Jason Drum; Roy Dyer; Robert Lutz; Stephanie Stearns; Steve Verdin; Jeff Wright

**Board Members Absent:** Alba Guy

**Also in Attendance:** Nancy Quinn

**Call to Order**

The meeting was called to order by Robert Lutz, President, at 6:03 PM. Jason Drum made a motion to approve the January 5, 2016 Meeting Minutes, which was properly seconded by Roy Dyer and unanimously approved by the Board.

**Treasurer/ Financial Reports:**

- Reports were reviewed and discussed. The balance in the PayPal account will be transferred into our checking account by March 1<sup>st</sup>.
- Regarding payments on the storage unit, arrangements will be made to empty remaining Woodbridge items from the storage unit and either relocate or discard.

**Committee Reports:**

Environmental – Bert Costner:

- 144 Dunes Drive – a nearby resident express concerns about a large brush pile on the property. The resident has plans to burn the pile. Bert contacted Oak Grove Fire Department who advised resident that the piles should be burned in smaller piles. The Environmental Committee will notify the resident that the pile needs to be removed within two weeks.
- Dunes Drive – There was a complaint about a truck that is being turned into a dually that has been parked at a residence on Dunes Drive for some time. The Environmental Committee will follow up.
- 113 Lakewood Drive – the property owner is currently building a house on that lot. The new resident reported that several cats from 111 Lakewood Drive have been causing damage to the foundation. Bert will call the new owner to discuss.
- There is a light pole broken at the entrance on Oakwood Drive. Roy Dyer contacted Duke Power to make sure it was safe. The pole is still there.

#### Maintenance – Steve Verdin:

- Robert is still calling Duke Energy about adding street lights to the community and will continue to follow up.
- The Adopt-a-Highway program is up for renewal. The Board currently pays for pick-up of the litter on the surrounding roads, however, that person has not been maintaining the roads. Nancy has been unable to reach him and has instructed the bookkeeper to hold further payment until a response is received.

#### Hospitality:

- Discussed the new Facebook page that Alba created. There were 2 responses for the first men's breakfast and 17 for the first ladies lunch. The next event is the Chili dinner. Stephanie will contact Alba regarding status.

#### **Nominating Committee Update:**

- Buddy Tillman will be in charge of the committee to nominate three new members. They have proposed two names – Dusty Haynes and Lance Norville. Bert will fulfill his 3-year term so only two new members are needed. One will complete a 3-year term and the other will take over the remaining 2-year term of Jay Powers.

#### **Audit Committee Update:**

- Jason Drum has arranged for John Rooney and Clennon Tackett to be on the Audit Committee. They will ask Dale Kendrick to be the third member.

#### **Review Budget from Last year:**

- Discussion was tabled until 2/29/16 meeting.

#### **New Business:**

- Website – Continued discussion on Bert's proposal to outsource the website to a vendor. The Board will compile a list of what we expect from the vendor and Bert will communicate.
- Nancy Quinn submitted her resignation effective immediately. The Board will resume having the position of Treasurer. Jeff Wright will fill that role.

Meeting adjourned at 7:38 PM. The next meeting will take place on February 29<sup>th</sup>.