

# Willoughby End HOA Board Meeting Minutes

Date: Sept 28, 2023

Meeting called to order by:	Jenny Clark
Attendees:	Jenny Clark Sharon Hammond Joe Rogers Donna Williams
Approve Minutes from Date: Aug 17, 2023	Jenny Clark Joe Rogers Sharon Hammond
Accept and Approve Financials from Donna Williams (date): Sep 10, 2023	Jenny Clark Joe Rogers Sharon Hammond

## UNFINISHED BUSINESS

Topic	Dormer Repair
Discussion	Donna Williams has received a quote from Mike Rosasco with ProCut. \$5650.00  A quote was received for gutter cleaning for \$60.00 a unit \$1800.00 for the entire community.
Conclusions	Board approved quote for dormer repair and gutter cleaning.
Topic	Door Repair
Discussion	Residents are ask to be open to the scheduling. Pictures will be taken of the outside and the inside of the doors prior to work beginning the repair.
Conclusions	Door Repair to begin Oct 9.
Topic	Front Entrance Electrical outage
Discussion	Duke Energy /Electrician Consultation. Irrigation system for front island
Conclusions	Kerns Landscaping will evaluate irrigation system. Donna will contact Duke Energy to evaluate the electrical outage. Solar lights were installed at the front entrance.
Topic	Branches on porch roof of 15 Midland drive
Discussion	Donna will get a quote and repair will be approved.

**NEW BUSINESS**

Topic	Annual Budget
Discussion	Operating budget was presented by Donna. No dues increase. We are currently under budget.
Conclusions	Annual budget will be presented at the Annual Budget meeting November 16, 2023 for approval by the community.
Topic	DCC&R Lease Amendment
Discussion	Lease amendment was discussed
Conclusions	A formal vote to include the amendment on the Budget Ballot will be held at the Oct board meeting.

**NEW BUSINESS (cont'd if necessary)**

Topic	Social Committee update
Discussion	Social committee has met twice. Discussed having get-togethers in the fall and in December. New neighbors James and Stephanie Boone
Conclusions	First Willoughby End Fall gathering will be October 14 for a soup and chili supper at 10 Waterline Drive. 5-7pm. Notices have gone out to the community with RSVPs before Oct 7.
Topic	Property Committee Update
Discussion	Discussed the need for a property committee versus having individual task forces for certain projects.
Conclusions	Voted unanimously to have a research task force for certain projects rather than have a property committee. Individuals of the community will be ask to head up the projects.

**Prepared and Submitted by:**

Name: Sharon Hammond, Secretary

