

Association Meeting Minutes for the Woods POA

Minutes for meeting of the Woods POA Board Members only, Kunkletown, PA, held at Donna Zimmerman's house at 1:03 pm on May 27th, 2024.

I. Meeting Details

Meeting communicated via text to the entire board.

Officer roll call took place at 1:03 PM

Board members present are as follows:

Donna Zimmerman, President (DZ)

Martin Green, VP (MG)

Crystal Stevens, Treasurer (CS) (not present)

Santiago Riveron

Eli Weinstock

II. Attendees

- Board Members listed above.

III. Call to Order

- Meeting start time 1:03 PM
- No previous meeting minutes to approve.

IV. Reports

- No reports were reviewed

V. Old Business

- Bylaws – discussed setting up appointment with lawyer to discuss Declaration / bylaw revisions. DZ will send email to lawyer to set up appoint for Friday May 31.
- Collections – reviewed rate sheet from agency. Need follow up discussion with agency regarding rates. Agency requested statements for delinquent accounts (2022 & 2023 open balances). Statements are being prepared by the Treasurer. Follow up discussion with agency also for Friday (lawyer / collection are same agency).

VI. New Business

- **Community questions – discussion of emails to Woods email**
 - Email regarding dangerous driving – complaint of neighborhood children driving golf cart unsafely request for board response. This is a matter for the parents of the children and possibly the police call 911. The board has no jurisdiction over individuals behavior. Risk to development – question will be presented to lawyer for best approach to address concern.
 - Landscaping complaints –
 - Some homeowners have not been properly mowing their property, specifically culverts and areas at the entrance of the development. Last year private property at the entrance of the development was mowed by the prior lawn service. Since we do not have the budget to mow all property culverts / other areas the current service was not instructed to mow these areas.
 - Reminder for community to keep their properties tidy. Action – add a post to the website about the need to keep yards property mowed (and to mow the culverts).
 - Landscaper will action the complaints on basins and area by mailboxes / parking lot.
 - Note – lawn service has commented that the area to be mowed near mailboxes that neighbors are leaving dog waste in this area which is making the area difficult to service. Neighbors will need to be more responsible with their pets and clean up after them. (suggestion to add sign to clean up after their pets). Waiting for an estimate from landscaper to put mulch in this area to help address the issue.
 - Question about signs – Request for the Woods sign to be removed (done) and signs placed by builder on neighbor's yard – these signs are required by town and cannot be removed.

VII. Open Comment

- N/A

VIII. Adjournment

- Meeting adjourned at 2:10 PM