

## Harps Mill Woods HOA Inc- April 10<sup>th</sup> 2018 Meeting

Attendees: Gail Wawrzyniak, President; Brenda Campbell- Treasurer; Lois Foster- Board Member; Jaime Weathersby- Board Member and Social Events and Ron Alford, Board Member and Vice President; Homeowners in attendance: Janet Cummings

1. Meeting called to order by President at 7:05 pm
2. Minutes of February 2018 Annual meeting approved by Board Members
3. Board and Committee Reports:
  - President- Gail indicated that the application for the HOA's improvement project was submitted to the City of Raleigh. The HOA requested \$1,000 to assist in the repair and refurbishing of the wooden stair case at the pool parking lot. A contractor has been selected and work is projected to begin sometime in the next 90 days.
  - Also, Gail will reach out to the homeowners to determine if there is an interest in having a **neighborhood yard sale**. The proposed date is **May 5<sup>th</sup> 2018**.
  - Treasurer- Brenda Campbell- provided an updated budget as of April 10<sup>th</sup> 2018; the report reflected that 100 home owners of the 115 had paid the required annual dues of \$230. Currently, Brenda sends an invoice every two months asking for late dues, but with little response. The Board proposed and voted on sending registered letters to homeowners who were delinquent in their HOA dues in excess of \$500.00. Those homeowners would be asked to participate in a payment plan to resolve their obligations. If not, their accounts would be turned over to an attorney and a collection agency.
  - Also, Brenda reported that the pool contract was submitted to the President for her signature and that the 2018 cost for pool maintenance would remain the same as last year. City inspection of the pool is forthcoming with no problems expected. Brenda has the baby changing table and will get that installed prior to the pool opening- around May 28<sup>th</sup> 2018. Bathrooms at the pool will be designated unisex with the baby changing table in the room closest to the pool. **Volunteers are needed for the second chemical balance pool reading**, which saves the HOA approximately \$1500.00 per season.
  - Jaime Weathersby- Board Member- Social Events- the HOA will host a **Summer Kick- Off on June 2<sup>nd</sup> 2018**. We will have a waterslide in the pool parking lot, families bring yard/cul-de-sac games; we'll have BBQ, sides and tea and neighbors bring desserts. We'll have a Kona Ice machine/truck available as well. Jaime will get more information out to the neighborhood.
  - Also, Jaime indicated that the HOA would have the traditional Fall/Halloween festivities for the neighborhood, sometime in October 2018, and may do the Christmas Caroling in December, if neighbors are interested (?)

- Architectural Committee Members and Vice President- there were reports and reviews of neighbors' upcoming projects, i.e. house painting, fence, etc. Also, there were some violations for parking, home/yard appearance reported and addressed by the A. Committee and Board members. The Board and Architectural committee members agreed that a post card mailing to all homeowners would be effective as a reminder that our neighborhood and the HOA (self- managed) has rules and regulations. As homeowners, we should occasionally review the web-site, review the procedures and regulations for making home-improvements and follow those rules. Otherwise, we can expect to have fines imposed if we start projects without approval from the Architectural Committee.  
**Rule of thumb:** If you're not sure, **ask before starting a project** without Committee review and approval.

The meeting was adjourned at 8:00 pm and the next meeting will be on June 5<sup>th</sup> 2018 at the North Raleigh Library on Harps Mill Road.

Respectfully submitted by: Ron Alford- Board Member- Vice President