**Harps Mill Woods HOA – Annual Meeting**

**April 2022 Meeting- Minutes**

**Attendees:**

HOA Board:

Gregory Wiggs – President

Bob Paeglow and Samantha Morgan – Additional Board Members (at large)

Brenda Campbell -Treasurer

Chris LaVallee - Secretary

Homeowners: Ron Alford, Andrea, Terri Raflik, Anibal Lopes, Don Nelson

The meeting was held via Zoom on Tuesday, April 5, 2022

1. Call to Order of Meeting by Gregory Wiggs at 7:04pm
2. Minutes from the previous Meeting were approved by the HOA Board.
3. Officer Reports:
	1. President-
		1. Stairs and landscaping complete
		2. Confirm back side of the fence at the pool will also be trimmed
	2. Vice President –
		1. Nothing New
	3. Secretary –
		1. Nothing new
	4. Treasurer –
		1. See report below, budget review
4. Old Business:
	1. Nothing at this time
5. New Business/Board Members:
	1. Request from homeowner to know how we choose vendors. The board solicits bids through neighbors, board members, etc. The board received 3 bids for landscaping and 2 for the stairs. The board voted on the best option for the neighborhood.
	2. Yard sale has been agreed upon for May 21. Will need to do advertising, yard signs by Food Lion, etc.
	3. Ensure we are reinforcing pool rules as needed
	4. Mid-Year letter – include pool rules also pull in website info and reinforce where to look
	5. Put on Facebook page to see if anyone wants to do pool readings ($1,680)- afternoon pool reading between 2-6
	6. Maybe purchase a bulletin board to post notifications – look at putting on outside of building for notifications – Samantha getting bids
	7. Possible look into by-law of rental reductions (this would need at 75% vote) – possible explore in annual meeting also could do rental maintenance fee $25-$50 annually.
	8. Social committee – what else can we do? Andrea is a Zumba instructor, how do we do more “free” stuff
6. Pool/Budget
	1. Budget shared see separate attachment
	2. Questions answered around reserve accounts, budgets, etc.
	3. When do we want to open the pool?
		1. Plan is for May 21, then will stay open a weekend past Labor Day
	4. Need to replace the pool drain covers

Meeting adjourned at 8:20

Next meetings planned for: June 7, August 2, October 4, December 6

Minutes submitted by Chris LaVallee