

Woods Edge Estates Section 2

Board Members Minutes December 2, 2021, 6:00 p.m. at Doug's home.

Section 2 Board Dwayne Weenk, Douglas MacDonnell, Gail McIntire Stotler, Blaine Self were present for the meeting. Dwayne was present via telephone.

The Board reviewed the documents necessary to update the HOA annuity. Then, voted to hire an attorney Justin M. Flint, from Pursley, McNamara & Flint, PLLC, to process the paperwork necessary to update the HOA Annuity purchased in 1995 by Marc Spooner. Blaine Self is the contact person with Mr. Flint. Gail sent a text message to Helen Spooner (Marc's wife) informing her that Mr. Flint and Mr. Self would be in contact with her and Marc to get the paperwork updated.

There was discussion to increase the percentage of discount to 80% from 75%; however, the dollar amount of the increased savings would not justify the cost of recalculating the entire dues for the organization. Therefore, the discount was left at 75%. The dues are calculated at \$150.00 per acre.

The 75% discount is effective from January 1, 2022, to January 31, 2022.

The 25% discount is effective from February 1 to February 28, 2022.

No discount begins March 1, 2022.

The income and expenses for 2021, are expected to be about the same as 2020. Blaine is working on the Statement and getting all documents ready for the Taxes to be filed by March 15, 2022.

The annual meeting date was set for Thursday, April 21, 2022. The location of the meeting is to be determined and will be included in the mail out to the residents prior to the meeting. There was discussion regarding the updating of Bylaws and having the Attorney assist with the process. The exact items to be updated were not discussed at the meeting. Doug did mention having the Board Members terms run January to December annually, instead of April to April. The actual reasoning for the change is not totally clear and preparation of documents based on the prior year activities were not discussed. More discussion on all ramifications of the change will occur at a future date to be determined.

Respectfully submitted: December 16, 2021

Gail McIntire Stotler,
Board Member and Secretary