

## **Tredegar Homeowners' Association**

### **Board Meeting Minutes**

The THOA Board met on July 11, 2022, via Zoom conference call. Board member attendees were Wayne Johnson, Bruce Christopherson, Jeff Pickle, David Mabe, and Steven Smithers. Wayne called to order and facilitated the meeting.

#### **Financials:**

Bruce presented our financial report. As of end June 2022 account balances are \$32,500.78 in checking, and \$54,837.42 in savings.

#### **Old Business:**

1. Pond Management has declared that the pump for the pond will be fixed within the month.
2. We still have not reached the 107 needed total of the covenant amendments. Currently we have 98 out of 107.
3. Discussion had for potential payment of Tredegar HOA Board members to increase interest in positions and to continue allowing it to be governed internally.
4. Motion was made to not continue efforts for an updated directory. Some residents have expressed privacy issues, and it was also noted that with today's various avenues of communication via internet, social media etc. there is not a need to spend HOA funds on a directory.
5. Wayne has assessed the need for landscaping needs at the end of Tredegar Rd.

#### **New Business:**

1. A majority vote was made by board members (with consideration of expressed opinions of residents of last month's annual meeting) to return to the Turf Teck contract for landscaping. Wayne will continue to follow up, and more information to come. New contract would start August 1<sup>st</sup>, 2022.
2. A motion was made to address rental agreements/properties in Tredegar; board members agree to add to agenda and have continued discussions for said agreements.
3. Wayne has expressed the need for an external audit of Tredegar HOA and is currently putting this effort into motion.
4. The Tredegar Architectural Committee needs a representative, if anyone is interested, please contact Wayne. The candidate is preferred to have some working knowledge of contracting and/or construction.

The next monthly meeting has been scheduled for Monday August 1, 2022 at 6:30 p.m. via Zoom Conference call.

There being no further business, the meeting was adjourned.

Respectfully submitted,  
Steven Smithers, Secretary