

Tredegar Homeowners' Association Board Meeting Minutes

The Tredegar Home Owners Association Board met with Tredegar residents on June 5, 2023, in the conference room of the Paddison Memorial Library in Kernersville. Board member attendees were Wayne Johnson, Bruce Christopherson, Jeff Pickle, and David Mabe. Wayne called the meeting to order and facilitated the meeting.

A roster of Tredegar residents was gathered at the door and is on file. Door prize raffle tickets, an agenda, and the annual financial report were also available.

Minutes: Linda Meadows read the minutes of the 2022 annual meeting.

Financials:

Bruce presented the HOA financial report. As of the end of May, 2023, the accounts are balanced and reconciled. The checking account balance is \$28,262.37 and the savings account balance is \$69,890.69.

Old Business:

1. Wayne explained that Board members are not compensated, but HOA expenses incurred by Board members are paid.
2. The annual audit results were rated excellent and in good order.
3. The amendments to the HOA covenant have been certified, legally filed, and posted on the HOA website.

New Business:

1. The water issues on Conning Court and Davenport have been resolved. The water culverts between Armistead and Tredegar Road have also been repaired.
2. The ponds are being restocked with fish not to exceed a cost of \$500.
3. A discussion of the effectiveness of the Flock Safety program ended with unanimous voice approval to renew the two-year contract.
4. A special thanks from residents to Wayne Johnson and Joe Turano for the time spent to repair the pond dam at a considerable savings to the HOA.
5. The board addressed the need of trees to be replaced along Shields Road as well as the trees to be trimmed in the common areas of Tredegar and Whitworth. Daniel from Turf Tech is preparing an estimate to present to the board. The residents expressed approval of the overall improvement of landscaping service since Turf Tech returned.
6. Discussion of the poor striping repairs of cracks in the road at the entrance to Tredegar and its unattractive visual effect led to a suggestion we request (or even prepare and execute a petition) to request the street to be resurfaced. It was agreed that the visual appearance of the street at the entrance to Tredegar be as well paved as the entrance to the industrial park across the street.
7. Discussion was held that a list be composed of recommended persons or companies that have provided good service to residents and have posted on the HOA website.

Three \$50 door prizes were awarded.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Linda Meadows, Interim Secretary