

Tredegar Homeowners' Association Board Meeting Minutes

The Tredegar Home Owners Association Board met with Tredegar residents on June 2, 2025, in the conference room of the Paddison Memorial Library in Kernersville.

Board member attendees were Bruce Christopherson, David Mabe, Jeff Pickle, and Linda Meadows.

Bruce 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 2024 annual meeting.

Financials:

Bruce presented the HOA financial report. As of the end of May, 2025, the accounts are balanced and reconciled. The checking account balance is \$20,772.46 and the savings account balance is \$41,458.02.

Old Business:

1. Bids have been requested and are being received for trimming the five oak trees on Colston and Davenport.
2. The Flock safety system is working as intended.
3. There was a discussion of easements, common areas, and property lines. More information from the president will be forthcoming.
4. Residents voiced their dismay with people who walk their dogs on Tredegar community sidewalks, allow them to enter private yards, but do not have the common courtesy to pick up their pet's excrement.
5. Residents expressed concern about the welfare and excessive noise of pets left outside and unattended for long periods of time.
6. The tree trimming and work on the gutters at the town houses is complete.
7. Several solutions to rid the geese at the ponds have been tried to no avail. Residents offered several other suggestions.
8. The invasive spotted lanternflies, first found in Kernersville in June, 2022, are still being found in some yards in Tredegar. Sightings should be reported to North Carolina Department of Agriculture & Consumer Services. (www.ncagr.gov)

New Business:

1. Mike Chieffo was elected HOA president by voice vote. He replaces the previous president, Wayne Johnson, who resigned in May.
2. An informative discussion of pine needles was held. To have pine needles distributed twice a year would require an increase in HOA dues. After the discussion, a motion was made and seconded to cancel the fall delivery of pine needles, deliver and distribute pine needles next spring, then re-evaluate the policy. Motion passed unanimously.
3. Wadner Jocelyn was appointed to the Architectural board.
4. Residents were reminded that they can attend monthly HOA board meetings via Zoom.

Three \$50 door prizes were awarded.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Linda Meadows, Secretary