



**Winding Creek HOA Board Meeting
Virtual Meeting on Microsoft Teams
Friday, March 8, 2024
7:00 PM**

The following board members were present: Jerry McClam, President; Scott Ashe, Vice President; Joseph (JD) Williams, Treasurer; Brittany Smith, Communications Director. The following board member was not present: Alan Smith, Secretary.

I. Call to Order

Jerry McClam, called the meeting to order at 7:01 PM.

II. Approval of the Previous Minutes

Brittany Smith made a motion to dispense with the reading of the minutes from the February 3, 2024, meeting and approve them as corrected. **Scott Ashe** seconded the motion, all in favor; unanimous.

III. Landscaping Update

Scott Ashe gave an update on the dead pine tree in the Common Area behind 3911 Voltaire Drive lot. Removal is scheduled for Monday, March 11th. **Scott Ashe** noted that the quote was approved without bids due to the safety issue the dead pine tree posed to the surrounding lots. As for the Landscaping Maintenance bid package, **Scott Ashe** stated that three bidders attended out of five that were invited. Bids are due on March 15th. An addendum will be sent out on Monday, March 11th with any clarifications/answers and reminder of the bid due date. After bids are received, a bid recap will be sent to the Board for review and recommendation of which companies should be invited to a proposal review.

No motions presented, and further updates will be shared.

IV. HOA Dues Update

Jerry McClam asked how dues collections were going. **JD Williams** stated that 58 of 67 lots have paid their dues in full for 2024. One lot made a partial payment and is on a payment plan. Eight lots have not paid. **JD Williams** gave an update on the online payment participation and 10 lots used the online payment option. **JD Williams** stated that a courtesy note was sent to all outstanding lots this past Monday, March 4th. A Late Notice Letter via Certified Mail will be sent out next week.

No motions presented, and further updates will be shared.

V. Violations

Jerry McClaim stated that one violation letter was sent out since the last Board Meeting. The Board discussed a previous member communication regarding the use of go-karts and golf carts in the neighborhood regarding enforcement if it was a state issue versus HOA issue. It was determined if people are seen using these vehicles not following state law, the HOA would send out a notice to the home informing them of the state law. The notice would remind the member to register the vehicle (golf carts), use proper safety equipment, and adhere to local posted signs and laws. The CCR's do not have restrictions on these types of vehicles.

No motions presented.

VI. Newsletter

Brittany Smith posed a question about a digital only or digital/hard copy newsletter to be sent out for the go-kart/golf cart issue as well as notifying members of the Easter event by the Social Committee, and a reminder about Spring cleanup. The Board determined that a digital only newsletter would be the better option since most of the members are signed up to the website and it would save costs of printing newsletters. **Brittany Smith** to finalize the draft to share with Board members for approval and send via email blast this weekend or early next week.

No motions presented.

VII. Adjournment

Jerry McClaim made a motion to adjourn the meeting. *All in favor, unanimous.*

The meeting was adjourned at 7:58 PM. Next meeting is TBD.


Brittany Smith, Temporary Recording Secretary


Alan Smith, Secretary