

# Park at Woodland Oaks Owners Association, Inc.

Thursday, November 11<sup>th</sup>, 2021, at 6:30pm

Via Zoom

1. **Call to Order:** With quorum of the Board present, the meeting was called to order at 6:40 p.m. Board Members Present: Bobby Jones, Edward Fair, Elizabeth Mays, Sandra Stahl and Victoria Readnour. Spectrum Association Management Present: Katie Cruse-Community Manager.
2. **Approval of Meeting Minutes:** A motion was made by Bobby Jones to approve the previous meeting minutes from April 27, 2021, as written. The motion was seconded by Sandra Stahl, and all members voted in favor.
3. **Financial Review:** Katie Cruse presented the Balance Sheet as of the day of the meeting and noted the bank balances. She also provided the Income Statement and Income Statement Summary
4. **New Business**
  - a. ACC Committee Member Appointment: The Board unanimously voted in favor of having the community manager send out solicitation to the community for ACC committee interest.
  - b. Annual Meeting Date: The Board unanimously voted to hold the 2021 annual meeting on January 4, 2022 at 6:30 p.m. The location is to be determined.
  - c. 2022 Budget Approval: A motion was made by Edward Fair to approve the 2022 Budget as written. The motion was seconded by Sandra Stahl, and the remaining Board members voted in favor of the approval.
  - d. New Legislation Approval: A motion was made by Edward Fair to approve the Bid Solicitation Resolutions, Pool Enclosure Resolution, and Religious Display Item Resolution. The motion was seconded by Bobby Jones, and the remaining Board Members voted in favor.
  - e. Online Voting The Board unanimously approved Vote HOA Now for online voting.
  - f. Storage Unit: Bobby Jones made a motion to keep the storage unit. The motion was seconded by Edward Fair. Elizabeth Mays, Bobby Jones, and Edward Fair approved and passed the motion.
  - g. Magnets: A motion was made by Bobby Jones to approve the purchasing of fridge magnets from Winter Texas and Times. The motion was seconded by Victoria Readnour, and all the motion was unanimously approved. The magnets will include the following information: Association Name, Spectrum Name, phone number, email, url and ACC submission link.
  - h. Code of Conduct: A motion was made by Victoria Readnour to approve the drafting and implementation of a code of conduct and a stipulation that a board member can be removed if they do not follow said rules. The motion was seconded by Sandra Stahl. The motion was passed by majority vote of Sandra, Victoria, and Edward.
  - i. Insurance: The Board unanimously approved the 2021-2022 insurance policy at no increase.

**5. Old Business**

- a. Governing Documents Amendment
    - i. The Board unanimously approved the governing documents amendments to include code of conduct and disallowing short term rentals.
6. **Homeowner Open Forum:** There were no questions from homeowners.
7. **Executive Session:** The aging and violation reports were reviewed. No accounts were voted to legal.
8. **Adjournment:** With no further business to discuss, the meeting was adjourned at 7:50 p.m.