



Q4 2019 Woodlands HOA Quarterly Meeting Minutes

Monday, December 2nd 2019 | 8:00pm
Conference Call | Zimmerman MN

Call to order – Tammi Leppla, President, at 8:01pm

Reading and Approval of the Q3 2019 Meeting Minutes – Missy James, Secretary. Motion to approve, Tammi. Second given by Marvin.

Current Financial Report and Approval – Missy James, Treasurer. The August through October 2019 financial report was sent via email for advance approval. Motion to approve, Joel. Second given by Marvin.

New Business

a. Committee Updates

- i. L&M Committee – The Committee completed a lot of fall clean-up work on a stretch of the trail with brush cutting and wood chipping during a full day effort. Working hard to make the view of the Pavilion more visible from the neighborhood roads and general clean-up of that area. The committee will be slower now a bit in the winter months but trail maintenance work still continues as needed.
- ii. Social Committee –Upcoming Winter Celebration Event is less than a week away. It will be hosted at the Leppla's. Multiple communications have gone out, sign up for the mini photo sessions is strong, horse-drawn sleigh rides have gotten good feedback. Date does overlap with the upcoming Vikings home game which is a conflict for some. Committee has all duties divided and planning is going well. Had a hard time securing a fire pit for the driveway area so Lepplas ordered a Solo Stove in hopes it will arrive in time. All will be welcome indoors as well for the cocoa and treats and kids crafts.
- iii. Safety Committee and Night to Unite – The “Night to Unite” survey was sent out and received responses from 18 members. Tammi still needs to get the results into a readable or exported format for Cindy Jacobsen and the committee. The Survey Monkey Tammi signed up for to make the requested survey for the committee was a free version and it's not allowing easy export of data. She will get it to them, though.
- iv. ACC Committee – The ACC committee is still keeping busy these winter months. Another new home is being built by Kris Thompson and the new build



submission process was completed and approved. Additional requests continue to come in for various projects to current homeowner properties.

- v. Communications Committee – The website is still being created. MailChimp continues to be used as primary form of communication and Marvin continues to send those out as needed. He sent reminders out about the changes in the Allied Trail Repair schedules, the Halloween Food Drive, the request for BOD Nomination, the Old Fashioned Winter Celebration, etc.
- b. Trail Repair Update – The project was fully completed after having to contact Allied Blacktop about the sections that they missed. Our sales rep got on it immediately and figured out the issue and got the crews back within 24 hours. Great response.
- c. Electrical Update – Kevin Weiser took care of a temporary fix for us when it was discovered that the power in the second part of the south entrance median was not working for Christmas lights. We will continue to look for root cause with Kevin in the spring when the ground is not frozen.
- d. HOA Business Initiatives
 - i. Jeremy’s Lawn care contract – Missy confirmed that Jeremy’s is still on contract with us for the 2020 lawn care season.
 - ii. IDI Contract – Joel contacted Dave with IDI and confirmed our contract is still valid through the 2020-2021 winter season.
 - iii. Tammi is updating contracts for gardening and irrigation services as discussed. It was determined we also would offer on the irrigation contract the optional work of removing and installing the (4) pond fountains/pumps. These will be reviewed by the board once Tammi has them updated and then we will get them sent to Verde Plus for updated bids.
- e. Misc.
 - i. Call for Nominations discussion – the board still focused on filling the (4) spots and will continue to remind the community through quarterly mailings and MailChimps reminders as needed.
 - ii. ACE updates – The association is currently being billed quite steadily for the non-compliant recycling charges from individual households. This is turning into a huge headache for our Secretary/Treasurer from a record-keeping and collections standpoint. Many neighbors are fighting the charges and not paying them. ACE has assured us they have a camera on the recycle truck that picks up the “non-compliant” materials and that plastic bags continue to be the biggest offender. We will communicate about this again with the HOA Members.
 - iii. Sign Updates – Tammi is working with Darrin Ziebarth regarding the “McKenzie’s garden” sign along with the (2) new home mailbox signs we will need for spring 2020.



2. Old Business

- a.** Collection type letters – Marvin is preparing the Collection-type letter for Missy and the BOD to use with the delinquent HOA Dues accounts. We will send these out certified mail prior to the annual meeting for those that are extremely past due.
- b.** 5th Edition Flagpole Repair – Discussed the completed repairs on the large entrance Flagpole in the 5th Edition. It took longer than originally quoted, but the job was done well and should last many years.
- c.** Discussed the 8 new posts we got ordered from Hemmelgan Woodworking – glad to have some “in stock” again for quick response to major mailbox post issues that come up, as well as the new homes being built that will need complete mailboxes in the spring.
- d.** Confirmed that the flags and flagpoles from the South Entrance of CR4 are being stored in the Lepplas garage after Ken Leppla took them down this year. He will connect with Mike Terhune on putting them back up in the spring.

3. Open Forum – Nothing at this time

4. Adjournment - Tammi Leppla, President, at 9:07pm