



April 20, 2022

To: Board Members, Members at Large

From: Luke Beach, Secretary, Cumberland Woods HOA

Subject: Meeting Minutes, from 4/20/22 Official Meeting, 6:30 PM

Attendees: Jeff Duperon (virtual), Luke Beach (Virtual), and Bryan Hegeland (virtual), Maureen Bender (not attending), Jeff Dupron (virtual).

Meeting Items:

1. Call to Order at 6:47 PM and meeting close at approx. 8:05 PM.
2. President's Position:
 - Action items
 - Budget 2022 – dues, spend to date, projected spend through remainder of year. Operating budget around 50k. We have four outstanding dues. Discussion regarding dues and appropriate payment in regards to inflation, cost of materials-goods.
 - Mailboxes- Current mailboxes in the sub are in bad shape, strategic approach of purchasing a dozen and replacing as needed. Need quote on identical mailboxes or best match.
 - Acoustic evaluation
 - Spring clean-up (status). Working with Mala on spring cleanup details.
 - HOA management Company
 - a. Update on request for a chicken coop (Maureen informed the neighbor this was not allowed per bylaws)
 - b. request on drains – discuss strategic approach to neighborhood-wide strategic plan. Will reach out to Higher Ground Landscaping to make sure the quote includes seven properties, or if it's just one property.
 - c. Bylaws – next steps, timing, plans
 - d. Street lights – adding in street lights (what has historically been discussed, what are the boards thoughts on the idea). Large investment, will discuss at next meeting.
 - e. Block Party – do we pursue a block party for 2022. If so, action plan for securing volunteers to manage. We will put a call out for volunteers for next year, and continue to discuss possible options for next year.
3. Vice-President's Position:
 - a. Storm water management- next meeting discuss further. Jeff meeting with several community and city leaders reading management of storm water management.
4. Treasurer's Position:



- a. Big ticket items that we need to consider that the HOA is responsible for.
 - b. Vote on keeping HOA dues at current rate, 4-0 in favor of keeping them the same.
5. Secretary's Position:
- a. Discussed duties: meeting minutes, meeting agendas and reminders.
 - b. Meeting minutes were approved from March (4-0).
6. Director's Position:
- a. Parking Reminders- None
7. New Business:
- a. Ongoing discussion regarding HOA Management Company, and quotes being solicited.
 - b. Next official board meeting May TBA, Zoom 7:00pm

By Luke Beach, 4/20/22