

**WOODS OF BLAIR HILL HOMEOWNERS
ASSOCIATION, INC
BOARD OF DIRECTORS MEETING**

**February 25, 2019
656 Rockbank Loop 7:00PM**

| DIRECTORS PRESENT: | | | MANAGEMENT |
|---------------------------|-----------------|---------------|-------------------|
| Matt Brownbridge | Arthur Marsh | Rolando Prado | N/A |
| Jon Thompson | Darlene Zeitler | | |

I. CALL TO ORDER

Arthur made a motion to bring the meeting to order at 7:02 pm. The motion was seconded by Matt Brownbridge and agreed upon by all Board Members.

II. ESTABLISH QUORUM

Quorum was achieved

IV. BUSINESS DISCUSSION

- The Board discussed the various items for the at the March 2019 annual meeting. This included solar panels, two seats open for vote, ARC form & process, power at front sign, entrance greenery, and community yard sale.
- The Board briefly discussed the status of the Ubben delinquency.
- The Board also briefly discussed the elections in March and the need for two-year terms as some Board Members' one-year terms were expiring.
- The Board briefly discussed the semi tractor parked at one of the homeowners but it was gone the following morning.
- Rolando brought up the submitting of ARC and whether the Board should approve prior to permit or conditional on fact Homeowner obtains when applicable.
- Matt covered the checking on solar lights from last meeting's action item. Darlene reached out to Halle too, who in turn reached out to Duke Progress Energy to see if a power pole and light could be added at end of the street.

V. ACTION ITEMS

1. Follow up with Pindell-Wilson on Ubben property, and during on annual meeting if Homeowners could vote on solar panels.
2. Matt to take pictures of neighborhood violations.

VI. ADJOURNMENT

Arthur Marsh moved to adjourn; Darlene Zeitler seconded the motion and unanimously passed. The meeting was adjourned approximately 9:02 pm.

Submitted by: Jon Thompson

Approved: _____



WOODS OF BLAIR HILL HOMEOWNERS ASSOCIATION, INC BOARD OF DIRECTORS MEETING

March 13, 2019
Wendell Recreation Center 6:30PM

| DIRECTORS PRESENT: | | | MANAGEMENT |
|--------------------|-----------------|---------------|----------------------------------|
| Matt Brownbridge | Arthur Marsh | Rolando Prado | Grey Wilson of Pindell-Wilson |
| Jon Thompson | Darlene Zeitler | | |

I. CALL TO ORDER

Matt made a motion to bring the meeting to order at 6:32 pm. The motion was agreed on by all Board Members.

II. ESTABLISH QUORUM

Quorum was achieved

IV. BUSINESS DISCUSSION

- Arthur introduced the Board to the Homeowners in attendance & Grey with Pindell-Wilson
- Grey covered the Woods of Blair Hills financials and annual budget. There were no questions.
- Arthur discussed the Board open seats and need for staggered terms. Matt and Arthur were re-nominated and floor was opened for other nominations. There were no other nominations so Arthur and Matt were voted in as Board Members until 2022.
- Matt discussed the Board was working on lights for the front sign or street light at road intersection. Arthur mentioned the Board would see if Town of Wendell or DOT could do something too.
- Darlene discussed the idea of a community yard sale. Darlene also mentioned the annual community picnic on May 18th, from 11-2.
- Jon covered the need/purpose of the ARC process (with building permits when needed) and natural area cleanup of neighborhood yards. Jon also mentioned the speed limit petition to submit to Town of Wendell.

- Matt publicly thanked Marie for all of the trash cleanup she does as she rides her bike around the neighborhood.
- The Board opened the floor to Homeowner discussion.
 1. Steve Olson brought up the front entrance: missing trees, various work vehicles in the street, and commercial vehicles owned by Homeowners.
 2. Various Homeowners brought up pet issues again. Several ideas were discussed from signs to putting up stands with bags & trashcans.
 3. Homeowner brought up a street sign as it's hard to see when getting onto Lake Glad Road. Additionally the home to the left has tall bushes and can they somehow be cut.
 4. Homeowner brought up the smell from the sewer transfer plant on Lake Glad. Homeowners were encouraged to call City of Raleigh.
 5. A discussion was made about putting up signs about picking up after pets and putting up trash bags for pet owners.

V. ACTION ITEMS

1. There were no action items for the annual meeting.

VI. ADJOURNMENT

Arthur Marsh moved to adjourn; the Board seconded the motion and it unanimously passed. The meeting was adjourned approximately 7:36 pm.

Submitted by: Jon Thompson

Approved: _____

