

KWVA MEETING MINUTES

QUARTERLY BOARD MEETING

Date: October 12, 2023

Time: 7:00 p.m.

Meeting called to order by: Lisa Hanson

IN ATTENDANCE

Board Members: Lisa Hanson, Kim O'Drain, Tabitha Fitzgerald, David McAteer, Anna Youngk

INTRODUCTION OF BOARD MEMBERS

Doug Corby had to step down as President. Tabitha Fitzgerald is the new President. Also, present was Lisa Hanson (Secretary), David McAteer (Vice President), Kim O'Drain (Treasurer) and Anna Youngk (member at large)

REPORTS

- Thank you to those who attended our End of Summer Festival. Fun was had by all. And look for more of these types of events in the future.
- KMVA is now in good standing. This means that we can now actively pursue those homeowners that are delinquent in their HOA dues, via the court system.
- New website is now searchable – <https://www.kwva-arnold.com/>

- Parking lines, stencils, Curb painting
 - We are aware that a hard-working young man was hired by some residents to paint their parking space lines and numbers. He did a great job. And worked in some very hot weather.
 - For those that didn't hire that young man, the board has purchased a line painting machine. You may have seen Tabitha around the parking lots taking care of lines where cars are not parked. She will keep up with this, herself, as she says it doesn't take long. And because we purchased the machine, we can redo the lines whenever needed.
 - Each homeowner is responsible for painting their own numbers. The board has purchased stencils, paint, and rollers for owners to use. If you would like to use these, please email kwvaboard@yahoo.com. Please note that there will be a fine for any stencils not returned in the same condition as when they were picked up.
- Painting of yellow curbs
 - Yellow curbs were to be painted Saturday, October 14. Unfortunately, mother nature didn't cooperate. We will coordinate another date. Any volunteers are greatly appreciated.
- Architecture Committee
 - The HOA is in need of volunteers for the Architecture Committee. The responsibility of this committee will be to ensure that the houses in the community are up to the standards spelled out in the Rules and Regulations.
 - Our Vice President, David McAteer, will be advising this committee. And we hope to start meeting sometime in January. The expectation is to meet quarterly.
 - The first major act of this committee is to review and update the current Rules and Regulations.

OPEN FLOOR TO COMMUNITY MEMBERS

- Questions/Concerns raised:
 - Landscaping
 - Are the landscapers going to take care of the leaves?
 - Yes. It is cheaper for them to come out less. So, this will probably be done in mid/late November. This is when they will stop cutting.

- There is a tree in a common area on Summerwood that was planted by a homeowner that is dead.
 - The Board will look and all tree service.
 - Remind owners that they can't plant anything in a common area.
- What about snowplowing?
 - The board is arranging for upcoming bids for this.
- Erosion and drainage problems in the Community
 - County Grants will take care of some of the issues.
 - Knottwood is going to fall under this.
 - It would cost over \$300K to fix. Have to rebuild the entire infrastructure. And there are state wetlands behind.
 - Unfortunately, there has been a lot of county turnover recently.
- Potholes on Summerwood
 - Unfortunately, the weather has cooperated. David McAteer is prepared to tackle this himself. But we need 3 dry days before patching. Then 3 dry days after. Just hasn't happened yet.
 - We are looking for volunteers to help David with this project.
- Community Trashcan
 - Tami Hook and her husband have been taking it upon themselves to empty this trashcan (on Kimwood Rd near Driftwood). But they are no longer able to do this.

NEXT MEETING

To be scheduled and announced in accordance with the governing documents.