

## **Woodwind Homeowner's Association**

Minutes From Meeting With  
N&H Enterprises, Inc. Property Manager.  
December 17, 2008

The Board and N&H met at N&H office at 872 Pleasantburg Drive, Greenville, SC. Present were Woodwind board members Jonathan Siau, Dale Illsley, Adam Moore, Ben Pauly, Claudia Smith; present from N&H, Taylor Davis and Rebecca Thompson.

### **Call to Order**

Meeting called to order at 6:00 p.m.

### **Item: Board Terms**

Established board terms as follows:

Adam Moore, Ben Pauly – 1 year

Maggie Cronin, Jonathan Siau – 2 years

Dale Illsley – 3 years

### **Item: Officers Elected**

Officers elected for 2009

President – dale Illsley

Vice President – Ben Pauly

Secretary – Maggie Cronin

Treasurer – Jonathan Smith – Siau

### **Item: Meeting Dates**

Established as 2<sup>nd</sup> Wednesday of each month, at 6 p.m., N&H Office

### **Item: Goals for 2009**

Regular release of quarterly newsletter

Have a siding solution within 90-120 days

### **Item: Reserve Study**

Reserve study to be conducted by Miller-Dodson Associates

N&H instructed to have study performed in January

Study to be presented to board in February

### **Item: Unit 102**

Unit 102 requested back wall back-filled

Board approved request. Griffith to do work at cost of \$250

### **Item: Pool Deep End Light**

Board approves repairs to deep end light, as well as addition of photo-sensors on flood-lights, and timer switches on bathroom lights

### **Item: Deck Stains on 600 Building**

Board approves staining per quote of \$730, using Olympic 728 Rosewood Oil Base

**Item: Termite Proposals**

Proposals have been received from Spencer and Handy and Home Team Pest Defence; board awaiting proposal from Terminex

**Item: Cash Transfer**

Board approved transfer of \$35,000 from cash to Replacement Reserve

**Item: Roofing Quotes**

Board instructed N&H to get roofing quotes from B&C on mailboxes and pool house

**Item: Late Payment of Fees and Assessments**

Board establishes a threshold of \$1500 late in Regime/Assessment payments for foreclosure consideration. At that threshold, N&H will present units in arrears to board, and board will consider action to be taken.

Note:

All decisions of this meeting were unanimously approved by board members.

**Adjournment:**

Meeting adjourned at 7:45 p.m.