

WPOA Board of Directors

Minutes

February 3, 2025 Regular Meeting

1. Call to Order. Declare quorum. Salute flag.
 - a. Members present: Larry Brancato, Greg White, Mary Lynn Osborn, Jan Harlan, Holly Berry, and Mary Cay Tasich.
2. Approve minutes from last meeting. Holly made a motion. Mary Cay 2nd. Unanimously approved.
3. Brian and Audra, from the New Kent Girls Softball League (NKGSL) were in attendance. Following an incident at Hawkins field, Woodhaven POA and NKGSL have decided to work together to ensure the upkeep and safety at Hawkins field. Jan spoke with Mr. Hawkins and noted that our last contract with him was signed in 2019. Woodhaven is going to install “No Parking” signs around the ballfield on Oak/Birch to ensure that emergency vehicles have room to maneuver during ball games. NKGSL wants to install lights around the ball field. The lights would not operate past 9pm and the costs would be covered by NKGSL. WPOA would like to provide notice to our community members and encourage input from those houses that may feel affected.
4. Compliance calendar was checked. The dam certification needs to be renewed.
5. Financial report by Mary Cay Tasich
 - WPOA has billed out \$228,000 in dues for 2025. We have collected \$49,000 and so far spent \$19,000.
 - WPOA continues to move forward with placing liens on properties in which dues have not been paid.
 - WPOA has spent \$55,000 towards the dam engineering costs. We are hoping to recoup these costs from the current grant funds.
6. Committee Updates
 - a. Maintenance report & Maintenance Committee
 - Monthly maintenance was completed to include limb removal and chipping wood. A full report is on file at the office.
 - b. Safety/Security committee report –
 - The Board decided that lake passes should be considered valid April to April. Last year’s passes will remain valid through March 31. Jan made a motion, Holly 2nd. The vote passed: Yay-5 Nay-1.
 - Wes Wilkes and Paul Grinter will replace signage that was destroyed at the second entrance.
 - c. Dam/Lake committee report – by Billy Heron
 - Continue to review spillway/dam grant documents.
 - Senate Bill 857: Dam Safety Act is currently in the VA General Assembly. Holly has been in contact with Del Wyatt in hopes that we can be included retroactively so that our community would have less of a financial burden.

- d. Bylaws/Covenants Committee – by Larry Brancato
 - WPOA members will receive a summary of the changes made to the Bylaws with the annual meeting mailing. A full listing of detailed changes will be listed on the website.
 - e. Firewise Committee – by Steve Barnard. **This item has been added to the monthly agenda.
 - Woodhaven received a Firewise grant of \$10,000 to complete tree/brush removal around the community. We need to hire a contractor to complete the work. The maintenance crew/community members need to complete 60 hours of in-kind work to fulfill requirements of grant.
 - Community members should log all time clearing any brush/limbs/trees to our Firewise log. You can obtain a log through the office. We are hoping to have the forms available on our website.
 - f. Tickler File –
 - Jan stated that we have 39 members that have signed COMA's but have not paid their dues. The Board reviewed a letter that will be sent to them in regards to nonpayment.
 - We will meet on February 17 at 6pm to prepare envelopes and documents for the annual meeting in March.
7. Public Comments: Members must be up to date or have set up a payment plan for their WPOA fees in order to make a public comment.
8. Board Comments: The next meeting will be held on March 3, 2025.
9. Adjournment. Holly made a motion. Mary Cay 2nd. The vote was unanimous to end early because Larry had a sleep study to attend 😊