

**Shadowood Homeowners Association**  
**November 2, 2023 at 7:00 pm Neighborhood-wide HOA Meeting Minutes**

**Introductions:**

Total attendance including 11 individuals (8 voting households/HOA members).  
Of the individuals, 4 HOA Board of Directors (BOD) were present.

**Nominate New BOD Members**

Ongoing need for two more members

Decided to take nominations at end of the meeting with reelections for HOA BOD.

**Treasury Report**

Provided by Lorrie as Treasurer

**Old Business**

1. Examine areas of the curbs throughout the neighborhood that were reported as crumbling and in deteriorating shape.
  - i. No update on exact locations have been given
    - Action: Homeowner Stone agreed to walk the neighborhood and make notes for the city.
2. Consider replacement of bricks with white marks or possibly having the entrances painted over all bricks or have the bricks cleaned.
  - i. Cleaning attempt in July of 2023 with only partial to minimal resolution of the white markings. Not satisfied with result and the \$800 allowance was not paid
    - Entrance replacement of middle sections on both Roan St and Browns Mill was also quoted by Sylva Masonry for \$22,000 for brick columns and façade alone and does not consider electrical and landscaping that will also need to be considered. Total cost may end upwards of \$30,000.
    - Action: None on replacement HOA BOD may consider mason have calcium deposits chipped away and then resealing the brick at both entrances.
3. BOD voted to pursue security cameras with storage of video at both entrances.
  - i. No update to provide as no quotes have been obtained to date
    - Action: HOA BOD member Johnson will contact Fleenor and obtain a quote.
4. Social event for the neighborhood
  - i. Putt-putt, Tiebreakers, Doughboys baseball game in the summer, Parade at Halloween time in costume next year
    - Action: Social committee to consider activity in late spring to early summer.

## **New Business**

### **Open voting for all BOD position**

Articles of Administration document for HOA indicates these positions are to be refilled each two years; A new person can express interest with self-nomination or by accepting a nomination from another HOA member in attendance. Prevailing practice has allowed for the same person currently serving on the board to be reconsidered for the same position (i.e., re-elected).

Actions:

- Nominations received, seconded, and voted in favor of adding two Members-at-Large Homeowner Brinkley and Gray. This completes all 7 positions on the BOD.
- Homeowner Zorowski still serving as the third member-at-large and only been in her position for a year.
- Homeowner Stone wanted to step away from BOD responsibilities in the role as a secretary. Nomination received, seconded and voted in favor of Homeowner Schirr. No contending alternative nominated.
- Homeowner Villeneuve nominated, seconded, and voted in favor of re-election to Treasurer. No contending alternative nominated.
- Homeowner Butler nominated, seconded, and voted in favor of re-election to Vice President. No contending alternative nominated.
- Homeowner Johnson nominated, seconded, and voted in favor of re-election to President. No contending alternative nominated.

## **Other Topics**

1. Reminder of information that no grass clippings are to be placed at curb and instead bagged for placement in trash bin for easy pickup; also remove dead vegetation such as trees from landscaping.
2. Discussed ongoing and recent digging throughout neighborhood by Brightspeed as well as similar expected work by BrightRidge.
3. Some ongoing pet off leash issues in the neighborhood not by neighbors walking their pets but rather true roaming of the neighborhood with no owner in sight. Reminded homeowners that pets are not allowed to free roam the neighborhood and that notifying the pet owner could be done if requested by the HOA as this in violation of specific HOA restrictions. Reiterated past information of contacting local animal control as perhaps even preferred method if needed and homeowner cannot be reached or has been none responsive to past attempts at communicating the problem.

## **Adjourn**