



Board of Directors Monthly Meeting Minutes

Date: March 18, 2019

1. **Call to Order:** Mr. DeWitt convened the Woods of Tabb Homes Association monthly Board of Directors (BOD) meeting at 7:04 pm at the Poquoson Library.

Personnel in attendance:

Ron DeWitt: President
Bonnie Woltman: Treasurer
Audra Simsic: Secretary
Linette Kirby: Member-at-Large
Sarah Knaub: Victory Community Management

Personnel absent:

Craig Nickol: Vice President
Michael Case: Member-at-large
David Pine: Newsletter
Bibi Laborte: Welcoming Committee

2. **Homeowner Forum:** one homeowner was in attendance.
3. **Secretary's Report:**
 - a. Approval of previous minutes: Ms. Kirby made a motion, which was seconded and unanimously approved, to approve the minutes from the BOD meeting held on February 18, 2019.
4. **Treasurer's Report:**
 - a. Status of Account/Expenditures: Ms. Woltman reviewed and answered questions about the association's financial status for the month of February 2019.
 - a. Old Business
 - i. Ms. Woltman informed the Board that there are 22 outstanding assessments (annual assessments were due on February 28, 2019). Ms. Woltman will send out late notices in early April.
5. **Committee Reports:**
 - a. Welcoming - no information submitted
 - b. Beautification - Ms. Constantino informed the Board by email that she is stepping down from her role as Beautification Chair. Mr. DeWitt will continue to store the yard sale and yard of the month signs; Ms. Miller will continue to store the Christmas wreaths and put them on entrance signs in December.
 - c. Social - Ms. Simsic notified the Board that two homeowners are interested in planning a Spring activity for the neighborhood and will follow up with them.



- d. Newsletter - deadline will be at the end of March.

6. Victory Community Management Report:

- a. ARC
 - i. No ARC requests submitted since the last meeting.
- b. Covenants Compliance
 - i. See old business.
- c. Grounds
 - i. Ms. Knaub confirmed that the Association's Grounds contract will remain at the same rate through 2021.
 - ii. Ms. Knaub updated the board on the status of ongoing lake equipment repairs and maintenance. Mr. DeWitt made a motion, which was seconded and unanimously approved, to accept a bid for servicing lake equipment and to obtain an estimate for additional equipment repair. Ms. Knaub will also look into an annual treatment plan for algae and aquatic weeds.
 - iii. Ms. Knaub reviewed work currently underway to repair electrical wiring at the park and faulty streetlights.

7. Old Business:

- a. Ms. Knaub provided an update on 2019 Covenants Compliance Procedures and shared a sample inspection report.

8. New Business:

- a. Mr. Kirby provided an overview of the neighborhood connector roads.

9. Meeting Adjournment: Mr. DeWitt adjourned the meeting at 8:56 pm.

10. Date Confirmation:

- a. Monday, April 15, 2019 - Board Meeting, 7PM, Poquoson Library