



Woodlake Crossing Homes Association

Board of Directors Meeting Minutes

March 13, 2025

1. **Call to Order**- The Woodlake Crossing Homes Association monthly Board of Directors (BOD) meeting convened at 6:35 pm in the Tabb Library.
 - a. Personnel in attendance:
 - i. Patrick Forys, President
 - ii. Steve Murabito, Vice Present,
 - iii. Dianne Brynildsen, Treasurer
 - iv. Ford Cook, Member-at-Large (via Zoom)
 - v. Sarah Knaub Communications Coordinator / Association Manager
 - vi. Stephanie Payne, Victory Community Mgt.
 - vii. Martha Steppe, Covenants Compliance Committee
 - viii. Rick Thompson, Storm Water Committee (via Zoom)
 - b. Personnel Absent: Heather Roberts, Secretary
2. **Homeowner Forum**- No homeowners present
3. **Approval of Minutes**- Mr. Forys made a motion, which was seconded and unanimously approved to approve the minutes from the February 13, 2025, meeting.
4. **Committee Reports**
 - a. **Communications Coordinator Report**- Ms. Knaub reported the message boards will be updated. The next due date for submissions to the newsletter is Saturday, March 15. Topics for the newsletter were discussed.
 - b. **Social Committee Report**- Ms. Brynildsen reported the spring egg hunt will be held Saturday 4-19-25 from 10AM-12PM. There are still eggs from prior events and a Signup Genius will be created for candy donations.
 - c. **Grounds Report**- Ms. Knaub reported that repairs need to be made to the fence at the park. She also reported that the brick wall at the Elm Lake Way entrance needs to be cleaned. Mr. Forys reported he had made a repair to the shed.
 - d. **Stormwater Committee Report**- Mr. Thompson reported lots of riprap has been moved and will need to be cleaned up when the weather changes. The board reviewed a quote for a possible lake study.
 - e. **ARC Report**- Ms. Knaub reported there have been no new requests.
 - f. **Covenants Compliance**- Ms. Knaub reported the first inspection of the year will be completed. The report will be sent to the Covenants Compliance Committee in the next few days. She also reported the Motion for Rule to Show Cause has been filed for one property with long-standing compliance violations.
 - g. **Treasurer's Report**- Ms. Brynildsen reviewed the Treasurer's report for February. 90% of this year's assessments have been received.



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5. **Old Business**
 - a. **Possible by-law Amendment-** The Board decided to table the amendment indefinitely.
 - b. **WCHA Road Conditions-** Ms. Knaub provided an update from VDOT staff on road conditions in the neighborhood.
6. **New Business:** There was no new business.
7. **Adjournment-** The meeting adjourned at 7:54 pm. The next meeting will be held April 10, 3, 2025 at the Tabb Library. (This date is a change from the regular meeting schedule due to YCSD's spring break.)

Minutes provided by Victory Community Management