

Sherwood Green HOA:

Monthly Board Meeting

Location: Sherwood Green HOA Clubhouse

Meeting Date: August 20th, 2025 (Wednesday)

Meeting Called to Order: 6:30 P.M.

Present: Larry Gates, Jeff Livingston, Jason Millican, David Owens

In attendance: Carole Damon (Capital Realty)

Estimated Attendance: ~10

Meeting Agenda

Quorum Established

Motion to Approve July 16st HOA (2025) Meeting Minutes

1) Jason 2) Jeff *Approved*

Financials:

The financial statements were reviewed.

Motion to Approve Financials

1) Larry 2) Jason *Approved*

Old Business:

Walk Around / Sidewalk Bids: The board received clarification on the materials in bids from Branson Gilliland Excavating & Concrete Construction and French's Concrete LLC. A motion was made to accept the bid from French's Concrete using 4000 psi concrete and an upgraded sealer.

Motion to Approve sidewalk bid from French's Concrete.

1) Jason 2) David *Approved*

Current Projects: The current projects being completed or starting soon are: new roof for building 54; drainage project between the sidewalk next to the playground and building 7, installing new drainage box across from 841 Waterloo then extending the retaining wall along the fence bordering Sherwood Hills, tree removal and trimming, patio wall replacement from storm damage.

New Business: None

Alteration Requests:

3417 Westminster Way Radon Mitigation System: Request to install radon mitigation system that will vent through the garage. Materials will be a rubber boot and PVC pipe. A motion was made to approve the request with the stipulation that the Owner will be responsible for any leaks or issues as a result of the pipe going through the roof and for the mitigation system and unit.

Motion to Approve Radon Mitigation System installation

1) Larry 2) Jason *Approved*

571 Waterloo Window Replacement: Request to install double hung (request had “single hung” original but was corrected), white vinyl windows without grids.

Motion to Approve Window installation

1) Jason 2) Jeff *Approved*

Resident Comments Summary:

- A resident commented they were missing sewer cap for clean-out for unit. Carole contacted C&S again to ask for progress.
- A resident asked about the location of the pea gravel bin. It was also mentioned that the pea gravel bin needed refilled.
- There were discussions about the pea gravel areas and the need to weed by residents.

Motion to Adjourn: 1) Jeff 2) Larry Approve (7:46 P.M.)