

**Woodlands South Condominium Association  
Minutes of the Board of Directors Regular Meeting**

**Wednesday, February 18, 2015  
Northville Township Hall – Upstairs Conference Room**

1. Vice -president Sheill called the meeting to order at 1:00 p.m. Members present: Dave Pitcock (entered and left as noted in the body of the minutes), Frederick Sheill, Edwin Worth, David Guyot and Carrie Nay. Member(s) absent: None. Others present: Management representative Helene Haratsaris; Co-owner John Ryan Unit 166.
  2. Approval of Agenda – Dave Guyot moved, Carrie Nay seconded, to accept the agenda as presented. Motion passed; five in favor.
  3. Co-owner Comments
    - 3.1 John Ryan Unit 166 Re: Minutes of November 19, 2015 Board Meeting  
  
Dave Pitcock left the meeting at 1:16 p.m.  
  
David Guyot moved, Carrie Nay seconded, Co-owner John Ryan attended today's meeting and wanted clarification on November 19, 2014 meeting and minutes, simply put: John Ryan, Frank Vellucci, and Larry Carroll resigned from the finance committee. Motion passed, four in favor, one absent, none opposed.  
  
David Guyot moved, Edwin Worth seconded, to not publish minutes until they are approved. Motion passed; four in favor, one absent, none opposed.
  4. Approval of Minutes: David Guyot moved, Edwin Worth seconded, to approve the January 21, 2015 regular meeting minutes as presented. Motion passed, four in favor, one absent, none opposed.
  5. **Committee Reports**
    - 5.1. Architectural – No Report  
  
Dave Pitcock entered the meeting at 1:30 p.m.
    - 5.2. Communications – No Report
    - 5.3. Finance – No report
    - 5.4. Landscaping – Noted snow equipment is not parked in assigned location.
    - 5.5. Rules & Regulations – No report
    - 5.6. Social – Hockey event is Friday, with 13 persons going.
  6. Financial Report January 2015 –Treasurer Guyot reviewed budget numbers and expenses; plans to transfer reserve monies to eliminate maintenance charges on a small account.
  7. Management Report highlights were reviewed.
- Out-of-Order 9.2. Website Calendar – Dave Pitcock to clarify calendar information being sought.
- Dave Pitcock turned the chair over to Vice president Sheill at 2:20 p.m. and left the meeting.
8. **Unfinished Business**
    - 8.1. Trees – Will be a spring project; nothing will be done at this time.

**9. New Business**

- 9.1. Audit 2014 - David Guyot moved, Carrie Nay seconded, to accept the Michael G. Thomas, C.P.A. proposal to prepare the yearend 2014 financial statements and tax filings at a cost of \$2,675.00. Motion passed; four in favor, one absent, none opposed.
- 9.2. Website Calendar – See out-of-order agenda item above
- 9.3. Mulch – Obtain mulch proposals to do the landscape beds around the units, cul-de-sacs, with separate line item for both entrances. The Board also requests Greenlawn attendance at the March meeting to review landscaping.
- 9.4. Spring Townhall Meeting – Board has reserved May 12<sup>th</sup> lower level room at the Township Offices, 7:00 p.m. for the meeting.

10. **Directors' Remarks:** None

11. **Co-owner Comments:** None

12. **Next Meeting** – The next regular board meeting is scheduled for Wednesday March 18, 2015 at 1:00 p.m. in the offices of the Northville Township Hall unless otherwise decided by the Board of Directors.

**13. Adjournment**

- 13.1. Adjournment to Executive Session – David Guyot moved, Edwin Worth seconded, to adjourn the meeting to executive session. Motion passed; four in favor, one absent. The meeting was adjourned to Executive Session at 2:50 p.m. and called back to order at 3:24 p.m.
- 13.2. Adjourn the meeting - David Guyot moved, Carrie Nay seconded, to adjourn the meeting. Motion passed; four in favor, one absent. Meeting was adjourned at 3:25 p.m.

Respectfully submitted:  
Helene Haratsaris  
Herriman & Associates, Inc.

Minutes Approved on: March 18, 2015

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David Pitcock, President

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Edwin Worth, Secretary