

WVEOA Board Meeting
September 14, 2026

Called to Order by Blake Sempsrott: Time: 7:10 PM

Attendance: Blake X Larry X Lynne X Aaron X Brian___ Maria X David X Scott X

1. Treasurer's Report: (Aaron)

Checking account balance: \$24,437.64

Edward D. Jones balance: \$32,357.33

2. Maintenance & Operations

Mailbox repair - David has the material for replacing more mailboxes and is waiting for cooler weather.

Entrance planting plans – Maria is got a quote for landscaping that is zero maintenance from Alvarez at the cost of \$8,000 for all three entrances.

3. Development Committee

New home build - Sapphire Ct.

710 Emerald Drive (Meyer) – approval given to remove a large dying tree.

619 Shady Creek Drive (Burns) – requesting a 6 ft tall privacy fence between their driveway and the Bennett's. Larry and Mike to review the plans.

4. New Business:

Holiday Party – Tuesday, December 8th at the Lafayette Country Club from 6 to 9 PM. The cost is \$15 per person.

Tree Lafayette Proposal – Larry Rose sent the Board a proposal from Tree Lafayette to plant nine trees on the Starbucks property at 822 Shady Creek Drive. Tree Lafayette would provide a matching grant of \$150 per tree, and Tree Lafayette volunteers who live in the neighborhood would care for the trees for three years, including watering and corrective pruning. Following discussion, the Board suggested that Larry Rose first contact the homeowners to obtain their permission to plant the trees, as the Board does not have authority to authorize the planting of trees on privately owned property. If the homeowners approve the proposal, it can then be brought back to the Board for consideration and a vote on funding the planting of the trees.

Fee structure and policies for overdue assessments – Aaron reported difficulty collecting assessments from several homeowners. The current By-laws state that annual assessments are due between January 10 and March 31. A 10-day grace period follows, after which a \$50 late fee may be assessed and the Board may file a lien.

The Board discussed revising the payment schedule to extend the grace period through April 15, followed by a \$100 late fee. If the assessment remains unpaid after April 30, a lien will be filed.

Lynne made a motion to approve the proposed changes, with Larry seconding the motion. The motion passed unanimously.

Board member elections – The Board will contact neighbors to find people to serve on the Board. Scott will join the Development Committee.

The Board discussed and approved amending the bylaws to allow for a Board consisting of **five to seven members**. This change is intended to address the ongoing difficulty of recruiting and retaining Board members and filling vacancies as members depart.

Annual meeting planning meeting – Monday, October 5th 7PM at Lynne's home. Packets need to be mailed by October 16th. The annual meeting is on November 2, 2026.

Meeting Adjourned at: 8:40PM

Respectfully Submitted,

Lynne M. Burns

WVEOA Secretary