

Locksley Woods HOA

Board Meeting

01/09/25

1. Meeting called to order by HOA President Danny Smith at 05:33 p. m.
2. Establishment of quorum.
3. Members present:
Cali Hardee-Russell Property Management
Danny Smith
Sandy Conklin
Linda Hall
Robin Kee
Logan Simmons
Andrew Rowland
4. Motion made and seconded to accept meeting minutes from 12/12/2024 HOA meeting. All in favor.
5. The Locksley Woods HOA started the meeting with a continuing discussion about the life expectancy of our building roofs, and what needs to happen going forward. There have been many ideas discussed on how to handle this.
6. The board discussed the time and location of the annual Locksley Woods Homeowner's meeting .which is scheduled for January 23, 2025, at First Christian Church in Greenville N.C. The meeting will start at 06:30 thru 08:30 p.m. The board will start the meeting by introducing themselves to new homeowners, and then proceed to share the projected budget for 2025. Andrew Rowland will present several bullet points sharing the costs of the previous year's expenses. There were many outstanding expenses such as replacing a retaining wall, cost of pool repairs, along with several trees that had to be removed. The board also had to have nominations for two positions that had to be voted on.
7. Motion made and seconded to pay Law Firm Carolinas \$3,669.00 for advice that was sought by The Locksley Woods HOA board. All in favor.

Danny Smith, Locksley Woods HOA president adjourned the meeting at 7:00 pm.

Next meeting scheduled for February 13, 2025, at 5:30 p. m. at RPM.

Respectfully Linda Hall

Locksley Woods HOA

Board Meeting

February 13, 2025

1. Meeting called to order by HOA President Danny Smith at 05:33 p. m.
2. Establishment of quorum.
3. Members present:
 - Cali Hardee-Russell Property Management
 - Danny Smith
 - Logan Simons
 - Linda Hall
 - Sandy Conklin
 - Robin Kee
 - John Lynch
4. Motion made and seconded to accept meeting minutes from January 9th, 2025. All in favor.
5. Violation hearing scheduled with [REDACTED] at 6:00 p.m. The homeowner did not attend.
6. Motion made and seconded to accept the bid by James Co. Painting & Home Repair, for fixing sections of the vinyl soffit in several buildings in Locksley Woods & King Richard's Court at a price of \$5,235.75. All in favor.
7. Motion made and seconded to accept the bid by Buckhout Inc. to remove two trees, along with grinding the stumps and disposing the debris. The work will exclude the placing of new pine straw around the buildings at this time. All in favor.
8. The pool contract for 2025 season was presented to the board by Sara Whitehurst at the cost of \$8,650.00. Motion made and seconded. All in favor.
9. Cali Hardee, Russell Property manager brought to the board attention that Travelers Insurance had sent a note that there would be a significant increase in renewal pricing this year.
10. As spring approaches and the weather is changing, the HOA board continues to discuss handling the replacing of roofs on our buildings and steps needed to go forward.
11. Meeting adjourned at 06:36 p. m. by HOA President Danny Smith

Next meeting scheduled for March 13, 2025, at 5:30 p. m. at RPM

Respectfully Linda Hall

Locksley Woods HOA

Board Meeting

March 13, 2025

1. Meeting called to order by HOA President Danny Smith at 05:30 p.m.
2. Establishment of quorum.
3. Members present:
Cali Hardee-Rocky Russell Property Management
Danny Smith
John Lynch
Robin Kee
Sandy Conklin
Logan Simmons
Andrew Roland via phone
Linda Hall
4. Locksley Woods meeting began with the nomination of officers. Linda Hall was re-nominated as secretary. Robin Kee was nominated as treasurer. Sandy Conklin was nominated as vice-president. All in favor.
5. Motion made and seconded to approve meeting minutes from February 13, 2025 meeting. All in favor.
6. Motion made and seconded to accept Buckhout Inc. estimate at a price of \$4,000.00 to remove two trees near the entrance of Locksley Woods. All in favor.
7. Motion made and seconded to allow a homeowner to clean up around the fence facing the road, by adding dirt and flowers, to allow for the beautification of the area. All in favor.
8. Landscaping was discussed and it was established that it is time to trim bushes and that it would take place soon.
9. Locksley Woods is still working on a plan to replace the roofs on our aging buildings. Cali Hardee, Rocky Russell's Property management representative is working on dates, times and location for a special called HOA meeting.

Meeting adjourned at 07:32 p. m. by HOA president Danny Smith.

Next meeting scheduled for April 10, 2025, at RPM at 05:30 p. m.

Respectfully Linda Hall