

BRISTOL VIEW HOME OWNERS' ASSOCIATION (BVHOA)

ANNUAL MEETING

Casa Larga

September 21, 2022

PRESIDENT'S WELCOME AND INTRODUCTIONS: AL BRAULT

Al Brault introduced Board Members:

Linda Marino
Judi O'Malley
Bob Gugler
Ken O'Brien

Al also introduced the Managers from Woodbridge:

Tom Carozza
Alyson Kuipers

WELCOME TO NEW HOMEOWNERS:

New residents who have moved into our neighborhood between 2019 and 2022 were welcomed.

SECRETARY'S REPORT:

- Tom Carozza presented the minutes from the 2019 actual Annual Meeting and from the 2020 and 2021 meetings that were held via the US Mail. (Due to COVID)
- A motion was made by Bob Gugler, and seconded by Tom Kelly, to accept the past minutes as presented.
- The motion was carried unanimously

TREASURER'S REPORT:

- Tom Carozza offered a review of the December 31, 2019 Annual Audit Summary Report, Current year Balance Sheet and the 2022 Budget.
- The new accounting system that is required was reviewed
- Cash and accounts payable accounts were reviewed
- It was confirmed that the Association is in good financial condition
- A motion was made by Bob Gugler and, seconded by Ken O'Brien, to approve the December 31, 2021 Annual Audit Summary Report, the Current Budget Balance Sheet and the 2022 Budget
- The motion was unanimously approved
- The new directory was distributed. Residents are asked to check their information. If a correction/addition is needed, they are asked to complete the last page and submit it to the Office.

PRESIDENT'S REPORT:

- Al included the New Business information as he gave an overview of the Building Project on Route 96. He commented on the Committee that has been created and the present work to ensure that every test and every document is done accurately and is up to do.
- Al shared a note from Pat Knapp thanking the neighborhoods for their support and kindnesses during her husband's illness and his passing.

ARCHITECTURAL REPORT:

- Bob thanked the members of the community for their quick responses to the requests made after the Architectural Review.
- Following the Architectural Review, there were 31 mailboxes that were replaced.
- 16 Exterior Improvement Agreement/Variance forms were submitted and acted upon
- Everyone is reminded that an Exterior Improvement Agreement/ Variance form is required to be submitted and approved before any exterior work is to be done.**

LANDSCAPE REPORT:

- The Board decided not to mulch this spring based on the high cost of mulch. We will return to mulching next year.
- COVID impact lingers on. This has impacted several residents where tree work/removal was scheduled.
- As our Development matures, there are more issues with tree branches hanging over residences and creating a serious concern. A walk-around has been completed and there will be substantial work completed during the upcoming winter.
- As we move forward, the Board will be considering and developing a plan to implement a planting program where deemed necessary.

ELECTION OF OFFICERS:

- Two candidates presented an intent to seek the two open spaces on the Board
- There were no nominations from the floor
- A motion was made, and seconded to pass a unanimous ballot
- Unanimously passed

THANK YOU, AL!

- The Board took a moment to thank Al for his dedication, commitment to the community and self-less attitude. He was given a gift to express our gratitude.

ADJOURNMENT:

- The meeting was adjourned at 8:15PM

NEXT MEETING of the BOARD OF DIRECTORS:

- Thursday, October 20th at 1:00 PM
- Meeting will be at the Woodbridge Office building

Respectfully submitted: Lynn Marino (Secretary)