

**MINUTES FROM THE
VINITERRA PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
JANUARY 18, 2022**

The Viniterra Property Owners Association's Board of Directors met January 18, 2022 at 2:00 pm at the Viniterra Welcome Center.

All Board Members (Doug Anderson, Patrick Horsley, Donna Reynolds) were present. Doug Anderson and Donna Reynolds also represented the Declarant, New Kent Farms LLC. Other attendees were Doris White and Charles Small of ACS West and Viniterra owners Bob and Bess Hopewell, Doug and Winnie Morse, Bob and Pam Harris, Joe Roman, Carmine Largo and Jeff and Carol Owen.

Doug Anderson welcomed everyone and called the meeting to order. The agenda was revised to move the Budget Review just prior to the Owners Forum to allow owners to ask questions about the budget.

New Business:

- The Declarant, New Kent Farms LLC, will be expanding the Board of Directors effective February 1, 2022 to five members and the Declarant has appointed homeowners Bob Hopewell and Doug Morse to the Board of Directors. Bob and Doug have accepted this appointment. The Advisory Committee will be dissolved for the year.
- The Declarant, New Kent Farms LLC, has made the decision to reduce the number of members on the Architectural Review Committee (ARC) from five members to three members in order to simplify and streamline the process. The Declarant has appointed John Hopke, Patrick Horsley and Jeff Tunstall to serve on the ARC effective February 1, 2022.
- The Board delayed the appointment of Officers until after February 1, 2022 to allow the new Board members to have input.
- Doris led a line-by-line discussion of the 2022 budget including a comparison to the 2021 budget. The floor was open for owners to ask questions about the budget.
- Doris stated that a majority of Viniterra owners voted that they wanted trash pick-up and recycling and that she was working on getting the account set up to begin this service.

Owners Forum – Owners were given the opportunity to ask the Board questions.

Executive Session:

- There was no business for the Board to discuss in Executive Session.

The meeting was adjourned at approximately 4:15 pm.

Minutes prepared by Donna Reynolds