

January 23, 2019 – BOD meeting – 4:00 pm – Community Center  
February 2, 2019 – Groundhog Day Social – 12 noon – Comm. Ctr.  
February 27, 2019 – BOD meeting – 4:00 pm – Community Center  
March 2, 2019 – Game Day/Pizza Social – 2:00 pm – Comm. Ctr.

#### **PRESIDENT'S REPORT – Erick Abadie**

**Call for Nomination Committee and Board members:** The next BOD meeting will be on February 27 at 4:00pm. It is time to start thinking about serving on the Board in 2019. Several of the current Board members are not planning on running again. Those seats need to be filled by new folks.

A Nomination Committee needs to be appointed for the purpose of creating a list of candidates for the next term of office. Please consider volunteering to be on the Nomination Committee or to be on the list of candidates running for the Board for the coming term. Please inform any Board member of your choice to volunteer for any of these positions.

At the start of the new term, any open positions should be filled by appointment by the newly-elected Board as either a voting Board member or a non-voting position. Anyone wishing to be a non-voting chair, please inform any Board member or a member of the Nomination Committee of your interest. Please consider doing your part this year.

**Water Usage Resolution** - The Board has noticed unusual or excessive water usage having occurred in our community. Since we are on shared water meters and there is no means of accurately accounting for this water usage, the Board has taken the decision of addressing this issue by passing a resolution. A copy of the resolution is provided to you with this newsletter. Anyone wishing to use large quantities of water is encouraged to have the water transported in to the community from some outside source for their use.

## TREASURER'S REPORT – Carol Grabowski

Statement Of Assets

As Of 11/30/18

### OPERATING FUNDS

Operating Cash	\$35,847.25
Operating Cash Reserve	
a) Designated:	
Snow removal Reserve	\$4,500.00 (maximum \$6000.00)
b) Not Designated	\$17,102.22
Operating Reserve CD	\$10,650.29
<b>TOTAL OPERATING FUNDS</b>	<b>\$68,099.76</b>

### CAPITAL RESERVE FUNDS

Capital Reserve Cash	\$92,943.56
Capital Reserve CD	\$26,521.72
<b>TOTAL CAPITAL RES. FUNDS</b>	<b>\$119,465.28</b>
<b>TOTAL OP/CAP FUNDS</b>	<b>\$187,565.04</b>

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As Of 12/31/18

### OPERATING FUNDS

Operating Cash	\$54,853.86
Operating Cash Reserve	
a) Designated:	
Snow removal Reserve	\$4,500.00 (maximum \$6000.00)
b) Not Designated	\$17,113.23
Operating Reserve CD	\$10,650.29
<b>TOTAL OPERATING FUNDS</b>	<b>\$87,117.38</b>

### CAPITAL RESERVE FUNDS

Capital Reserve Cash	\$94,557.68
Capital Reserve CD	\$27,006.02
<b>TOTAL CAP. RES. FUNDS</b>	<b>\$121,563.70</b>
<b>TOTAL OP/CAP FUNDS</b>	<b>\$208,681.08</b>

## GROUND'S COMMITTEE – Wayne Grabowski

No report this month.

## COMMUNITY CENTER – Helen Hatfield

We hope you enjoyed the beautiful decorations and Christmas tree put up in the Community Center by the social committee and other resident volunteers. Everything looked so festive for the various events of the season. Thanks to the residents who reserved the community center for holiday

parties and left everything in good order. We hope you had fun sharing the joy of the season with your family and friends.

Debbie Kann has outdone herself with the beautiful winter wreath she placed on the Community Center door. (Personally, of the ones she has given to the community it is my favorite) Thanks, Debbie, for providing a bright spot during this cold and dreary season.

The strong winds made a tear in the American flag displayed at our Community Center. Our thanks go to Ann Germain who purchased a new flag and gave it to our community. Ann tells me she has a special place in her heart for the American flag. For many years each time our flag has been damaged Ann has quickly presented us with a new replacement flag. She also takes the damaged flags to be properly destroyed according to the rules of flag etiquette. We appreciate your generosity Ann. And thanks Erick for putting up the new flag on a cold, windy day.

We are planning a few things to spruce up the community center during 2019. We will keep you informed of any decisions we make to provide you with a more relaxing, comfortable facility,

A housekeeping note: We will be cleaning the oven and have placed new drip pans on the stove top burners. To keep the stove as clean as possible please wipe up any major spills as they happen. This may help to avoid “baking” food into the surface of the stove and reduce the number of times we need to “clean” the oven.

### **SOCIAL COMMITTEE – Kay Malone**

Christmas Dinner in the Community Center was festive with lots of delicious food, a room full of smiling neighbors and delightful music by Sing Shenandoah! The Toys for Tots box was filled to overflowing; gifts will be greatly appreciated. Happy birthday again to Fran Fratini and Barbara Wilfong. We said good bye to Barbara who is moving and welcomed new neighbors, Becky and Jay Merriner, who bought Barbara’s house.

Hope to see you at the Community Center for social events!

Saturday Feb 2<sup>nd</sup> at noon- “Ground Hog Day” pot luck and the movie Ground Hog Day.

Saturday March 2<sup>nd</sup> 2 pm- “Game Day” and pizza. Plan to enjoy a variety of games and then order pizza- \$5 per person.

Friday April 5<sup>th</sup> at 5 pm- “Jambalaya and Jazz”. Bring your favorite New Orleans style dish or your favorite dish.

### **MANAGEMENT REPORT – Jorie Martin**

Year end 2018 financials report that actual expenses were \$13,461.18 less than was budgeted. Water expenses were \$ 4,114.82 less than

projected and snow removal \$2,466.00 less than budgeted.

I do recommend the excess funds be placed in reserves to avoid taxes and also to fund the remainder of the snow reserve for the future.

I know we have a lot of landscaping items that need to be addressed and it is the HOA's second biggest asset. The community center is our primary asset and may attract prospective buyers to Woodbrook Village; therefore, improvements to the CC (painting, flooring) should be considered in 2019.

### **COMMUNITY NEWS – Vera Piper**

Some residents commented to me that the landscapers were blowing the leaves away again, right after the snow, which seemed foolish. Actually, what they were doing was blowing the salt (which had been laid down right before the snow) from the sidewalks so that the cement would not be damaged by the salt.

If you or someone in the community that you know about needs home care, please ask Carol Grabowski for a referral to a trusted caregiver.

If you need someone to do cleaning in your home, you can ask Vera for the name of several ladies who can help you.

Do not forget to frequently check your furnace vent filters and replace as needed. If they become too clogged, your furnace will not operate. Filters may be purchased from Furlong Sheet Metal at 662-6443, or cut your own from the filter fiber sheets available at the hardware stores.

**Newsletters** will be published on a monthly basis a week and a half (usually on a Sunday) after the monthly Board meeting. Board meetings will ordinarily be held on the fourth Wednesday of each month.

**OUR SYMPATHY** is offered to the family of Mike Gregg who passed away in November, and to Margaret Fratini and family on the death of Francis Fratini on January 16.

**GARAGE/YARD SALE** - a Community wide Garage/Yard Sale is being planned for Saturday, June 8 and again on Saturday, August 24. Residents may display items for sale inside of their own garages or can bring smaller items for display and sale in the Community Center.

Families holding garage sales will receive a marker flag to call attention to their location. While closed to the public and with no planned outside publicity, participants may invite their friends and family to stroll the neighborhood in search of bargains.

If you plan to participate, please contact Vera.

**The B2B Club** is working on their 5<sup>th</sup> sleeping mat. Three have been donated to a homeless program in Front Royal, and the next one will go to the Women's Shelter.

Please keep bringing the newspaper bags, but we are full up on Martin's bags. We could really use bags from Dollar General, Kohls and Dollar Tree. They use bags of different colors which enables us to create varied designs for our mats.

We also invite new members to the group, and we especially need members who like to crochet. We meet every Thursday at the Community Center from 1:30 to 3:00 pm.

### **LIBRARY NEWS – Maryellen Nealon**

Winter is here. While many people enjoy the beauty of snow and the winter sports that go with it, some of us are happy not to see any snowflakes falling in our area. Of course, we can't do anything about the weather and, as we have seen, the snow will come when conditions are right.

Whether you are enjoying the season or counting the days until spring (like me), there are books in the Community Center library to help you pass the winter days:

- *The Winter Ghosts* by Kate Mosse
- *Snow Falling on Cedars* by Dave Guterson
- *The Winter Lodge* by Susan Wiggs
- *Light on Snow* by Anita Shreve
- *The Cold Moon* by Jeffrey Deaver
- *Winter Garden* by Kristin Hannah

### **ESSAY OF THE MONTH – Mary Kathryn Clark**

#### *New Year's Thoughts*

Contentment comes in the greatest measure to those who share with another whatever comes his way, be it material blessings or the beauty of a golden sunset.

The "Serenity" prayer, written by Reinhold Neibuhr and quoted so often is worthy of being memorized:

"God grant me the serenity to accept the things I cannot change, the courage to change the things I can, and the wisdom to know the difference."

As we continue to live in this chaotic world with surprises awaiting us each time we turn on the television, may we find peace and contentment in 2019.