

**WYNDMUIR HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
DECEMBER 14, 2020**

**I. CALL TO ORDER**

Meeting called to order by Ron Voelker at 7:02 pm

Present are: Ron Voelker, Sam Kennedy, Dawn Andrluk and John Bauer. Wayne Gru attended via Zoom. Leanne Eveland, Northwest Property Management

**II. HOMEOWNER FORUM**

Owners on Nashua attended regarding the erosion in the wooded area behind their homes. Owner asked for a reminder notice be sent for all ZOOM meetings in the future. Owner asked about fall clean-up and the black seed pods from the Black Locust trees in the yard.

**III. APPROVAL OF MINUTES – SEPTEMBER 21, 2020**

Motion to approve the meeting minutes from September 21, 2020 by Ron Voelker, seconded by Sam Kennedy, all in favor. Motion carried.

**IV. MANAGEMENT REPORT – property reports were included**

**V. FINANCIAL STATEMENTS – SEPTEMBER THRU NOVEMBER 2020**

Management read financial statement for September thru November 2020.

Motion to approve the financial statements by John Bauer, seconded by Ron Voelker, all in favor. Motion carried.

**VI. OLD BUSINESS**

- a. Rules & Regulations: Board states will review current Rules and write a list of revisions and new possible Rules to be reviewed at the March 2021 meeting.
- b. Motion to ratify decision to renew a CD at BBT for 17 months at .65% by Dawn Andrluk, seconded by John Bauer, all in favor. Motion carried.

**VII. NEW BUSINESS**

- a. 2021 Proposed Budget – with no increase to assessments for 2021, motion by Dawn Andrluk to adopt the 2021 proposed budget as written, seconded by Ron Voelker, all in favor. Motion carried.
- b. Creekside Landscaping: suggest installing a Hackberry tree on the berm for the Linden tree that was removed for \$995.00. Management to check with the city to see if they would allow the tree to be planted just north of the entrance on Terra Cotta.

- c. Wooded Area behind Nashua Ct. – Board will organize a spring clean-up of the wooded area. Board requests a Volunteer Waiver for owners to sign if they wish to volunteer.
- d. 2021-22 Insurance Renewal: document presented to the Board to review showing an increase of \$31 to the premium for the year. Motion to approve the insurance renewal with an increase of \$31 by Ron Voelker, seconded by Sam Kennedy, all in favor. Motion carried.

**VIII. ADJOURNMENT OF BOARD MEETING**

Motion to adjourn the meeting by Dawn Andrlik at 8:02 PM, seconded by Ron Voelker, all in favor. Motion carried, meeting adjourned.

Respectfully submitted by:  
Leanne Eveland, CMCA  
Northwest Property Management