

WYNDMUIR PROPERTY OWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
MAY 8, 2023

- I. CALL TO ORDER/ROLL CALL**
Meeting called to order by Eric Carlson President at 6:33 pm. Eric Carlson, Wayne Gru, John Bauer and Dawn Andrlik were present. Sam Kennedy was absent. Leanne Eveland from Northwest Property Management was present.

- II. APPROVAL OF THE AGENDA**
Two additions to the agenda – one architectural application and a revised contract for curb repairs from Jameson Paving. Motion to approve the agenda with additions by Dawn Andrlik, seconded by John Bauer, all in favor. Motion carried.

- III. APPROVAL OF MEETING MINUTES – February 14, 2023**
Motion to approve the meeting minutes from February 14, 2023 by Wayne Gru, seconded by Eric Carlson, all in favor. Motion carried.

- IV. MANAGEMENT REPORT – management read through the report to the Board.**

- V. FINANCIAL STATEMENT – February and March 2023**
Motion to approve the February and March 2023 financial statements by Eric Carlson, seconded by John Bauer, all in favor. Motion carried.

- VI. OLD BUSINESS**
 - a. Ratify eight Architectural Approvals – motion to ratify Architectural approvals by John Bauer and seconded by Dawn Andrlik, all in favor. Motion carried.
 - b. Ratify Red Oak Tree Service contract to remove broken tree for \$480.00. Motion by Wayne Gru, seconded by Dawn Andrlik, all in favor. Motion carried.
 - c. Ratify updated Jameson Paving contract for curb repairs: per the contractor, 340 Hampton not listed on the revised contract. Additional work is \$900.00. After a slight conversation of the Board members, the Board asked management to negotiate the price for 340 Hampton down to \$300 or at most \$450.

- VIII. NEW BUSINESS**
 - a. Alan Horticulture: proposal per the spring walk. Includes new shrubs at the Sherbrook and Hampton visitor islands and gravel along the walking path for a total of \$3,315.00. Motion approve by Dawn Andrlik, seconded by Wayne Gru, all in favor. Motion carried.
 - b. Solar Lights: discussion on the installation of solar lights in the common areas of the community. Owner states that a 7-foot pole would be too short for the lights on the corners throughout the community. Board members request that maintenance inspects the poles to determine if a solar light top could be retro-fitted to the pole.
 - c. ARC application: application submitted by 723 Nashua Ct to remove some dead shrubs and plant several new plants along with mulch installed. Board members reviewed. Motion to approve by Dawn Andrlik, seconded by Eric Carlson, all in favor. Motion carried.

IX. HOMEOWNER FORUM

Several comments on landscape services, snow removal & damages, plant health care, coach Lights, Red Flag program, crack in driveway and saturated area between houses.

X. BOARD POSITIONS AS FOLLOWS:

President: Eric Carlson

Vice President: Wayne Gru

Treasurer: Dawn Andrlik

Secretary: April Upham

Director: Donald Mitroff

Director: Nancy Loessl

XI. ADJOURNMENT

Motion to adjourn at 7:48 pm by Dawn Andrlik, seconded by Wayne Gru, all in favor.

Motion carried.

Submitted by:

Leanne Eveland, CMCA

Northwest Property Management