

**WYNDMUIR HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
SEPTEMBER 21, 2020**

I. CALL TO ORDER

Meeting called to order by Ron Voelker at 7:05 pm

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

II. HOMEOWNER FORUM

III. APPROVAL OF MINUTES – JULY 27, 2020

Motion to approve the meeting minutes from March 9, 2020 by Dawn Andrlik, seconded by John Bauer, all in favor. Motion carried.

IV. MANAGEMENT REPORT

V. FINANCIAL STATEMENTS – JULY AND AUGUST 2020

Management read financial statement for July and August 2020.

Motion to approve the financial statement by Ron Voelker, seconded by Wayne Gru, 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 December meeting.
- b. Option to add Portal to Website: Board members have denied the portal.
- c. Reviewed letter from HR Stewart regarding the cleaning of dry wells. Will forward a copy to Wyndmuir in the Woods as the association will share this cost going forward.
- d. Motion to ratify three (3) architectural applications by Ron Voelker, seconded by Wayne Gru, all in favor. Motion carried.

VII. NEW BUSINESS

- a. Board members reviewed contracts from Petersen Paving and Jameson Paving for the concrete joint repair on Narragansett Ct. Motion by Dawn Andrlik to accept the contract from Jameson Paving for \$3,300.00, seconded by Ron Voelker, all in favor. Motion carried.
- b. Reviewed contract from Petersen Paving to crack-fill and/or seal coat all six (6) courts. Tabled until another proposal has been received.
- c. Creekside Tree Service – tabled until further information has been obtained.

- d. 2021 Proposed Budget – with no increase to assessments for 2021, motion by Ron Voelker to approve the 2021 proposed budget as written, seconded by Wayne Gru, all in favor. Motion carried.
- e. NWPM renewal management contract – Board members reviewed the contract that will be for 3 years and 1 month. There is an increase of \$20 per month. Motion to approve the management renewal contract with an increase of \$20 a month by Dawn Andrlik, seconded by John Bauer, all in favor. Motion carried.

VIII. ADJOURNMENT OF BOARD MEETING

Motion to adjourn the meeting by Ron Voelker at 8:22 PM, seconded by John Bauer, all in favor. Motion carried, meeting adjourned.

Respectfully submitted by:
Leanne Eveland, CMCA
Northwest Property Management