

Winslow Farm Community Association, Inc.
Board of Directors Meeting

Tuesday, July 9, 2019
Capital Realty, Inc. – Conference Room

MINUTES (approved 8/13/19)

In Attendance:

Board Members: Brandon Cavaness, Jeff Landfair, Sandy Martin, Charles Steele, Gary Wiggins; **Homeowner:** Lynn Struve; **Property Manager:** Carole Damon

I. 6:01 p.m.: Meeting called to order

II. Homeowner Comments

Lynn Struve asked about the impact of the upcoming Utilities Department pond regulations. No new information is available beyond the fact that the process of formulating the regulations is expected to take about one year.

III. Board Positions

Jeff nominated Gary for secretary, seconded by Charles. Passed
Gary nominated Brandon for vice president, seconded by Jeff. Passed

IV. Minutes June 11, 2019

Since a section is to be added to the minutes by Carole, they will be considered by e-mail once the revisions are made.

V. Financials

Financial documents were reviewed by Carole and accepted following the motion by Jeff, seconded by Sandy.

VI. Task Registry

The City has replaced all but two of the six street signs in Winslow Farm. When they are finished, the old wooden signs will be taken down. New steel benches are to be installed in Sweetbriar.

The date for the fall social event was set for 9/28, to be held in the Winslow Sports complex. [corrected on 7/13 to Winslow Woods Park]
Music is to be provided again this year by the Heritage Hill Ramblers Dixieland Band, with proceeds going to the Bloomington Community Band.

A revision of the postcard created by Sandy will be sent to Laurelwood and Sweetbriar neighbors encouraging them to take advantage of the discounted rate Carole negotiated for power washing of their siding. Details are on the postcard.

VII. Exterior Alterations Request

Consideration of a roof request for 2227 Bent Tree was delayed pending notification to the owners by Carole of the usual roof color considered acceptable in Bent Tree. It was noted that the usual approach by this Board is to approve alteration requests by e-mail vote, followed by e-mail notification of the approval, so the project can proceed as soon as possible. The actual signing of the document is done at the next Board meeting and is then transmitted to the applicant. Two such approved requests were signed at this meeting: chain link fence at 2606 S. Sweetbriar Court (motion: Gary, second: Brandon; passed unanimously) and a roof request for 2201 Laurelwood Drive (motion: Gary, second: Sandy; passed unanimously).

VIII. Pond Report

Wildlife Removal Company was hired to set traps for muskrats (turtles not included at this point). French's Concrete, Inc. was awarded the contract to replace two of the ramps (flumes) at ponds 4 and 5 and install rip-rap in the area of the other two ramps. The primrose infestation was sprayed again this week. Gary reported that the signed Preliminary Jurisdictional Determination was sent to the Army Corps of Engineers.

IX. Unfinished Business

None

X. New Business

Minutes on Website: An attempt will be made to locate all approved minutes since August 2018 and place pdf versions on the web. Brandon volunteered to maintain the web site.

2020 Budget: Carole noted that utilities money could be shifted toward insurance. If more newsletters and postcards are to be sent, an increase in office expense is necessary. Further work should be done on the budget in the coming weeks in order to avoid last-minute consideration of changes.

Annual Meeting date: likely to be on 10/21 or 10/22. [confirmed for 10/22 on 8/13]

XI. Neighborhood Committee reports

None.

Following the close of the open meeting, the Board met in Executive Session and adjourned at 7:37 PM.

Respectfully submitted,

Gary Wiggins