

Winding Creek Townhomes  
Homeowners Association Meeting  
Thursday - November 15, 2018 at 6:30 pm  
Plainfield Community Center

AGENDA

- INTRODUCTION
  - Call to Order: The meeting was called to order at 6:33 pm by President Greg Reaves
  - Roll Call of Board Members: Present: Greg Reaves, Richard Henry, Katie Webb, Steve Calabrese, Jan coble and Audrey Romo (AMG) were not in attendance.
- SECRETARY'S REPORT
  - Motion was made by Greg Reaves to approve the October 18, 2018 minutes. Motion was seconded by Steve Calabrese and approved.
- TREASURER'S REPORT
  - Operating Account Balance: \$74,442.93
  - Reserves Account Balance: \$129,489.69
  - Total Cash Assets: \$203,932.62
  - Motion was made by Greg Reaves to approve. Motion was seconded by Katie Webb and approved.
- MANAGER'S REPORT
  - No AMG representative available to present the report.
- OLD BUSINESS
  - Dressler-Block: Greg Reaves took time to discuss how it is determined when snow is removed and a reminder about what ice melt is approved. A reminder was made that it is the responsibility of the homeowner to remove that ice not Dressler-Block.
  - Midland Masonry: The repairs on the 4 units will begin with contact being made to the homeowners before.
  - Landscaping update: Fazio finished repairs. Richard Henry gave a brief description of the neighborhood's trees.
  - Election: In the absence of an AMG representative the board decided to move the election to December 20, 2018.
- NEW BUSINESS
  - Ombudsperson Policy: Postpone to the next meeting. Steve motioned and Rich 2<sup>nd</sup> it was passed. It was read and explained to the homeowners what this policy reads.
  - Budget Approval: Motioned by Katie Webb 2<sup>nd</sup> by Steve Calabrese it was passed.
- HOMEOWNER OWNER CONCERNS (GENERAL CONCENRS)
  - Gutters were discussed and the difficulty in finding companies who will do the repairs. A handyman was discussed and Greg reminded homeowners if they know of anyone who does work to please let the board know.