

The Estates at Windermere HOA

August 19, 2009

Board Meeting Minutes

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The Estates at Windermere HOA

Board of Directors Meeting

Health Central

10000 W. Colonial Dr.

Bradford room

Wednesday August 19, 2009

MINUTES

Directors Meeting was called to order at 6:36 p.m.

In attendance were Mike Whitethorn, Steve Sargent, and Kathy Sheppard. Jason Gamel, and Kyle Brown were absent. Rex Bowman was present for Community Management Professionals. A quorum was established. Notice was served by the display board sign at the community gate.

After review of the 7-15-09 minutes Steve made a motion to approve. Mike gave a second. Motion passed unanimously.

Landscape report was given by Steve. Tree trimming was discussed. Forty (40) trees have had the canopy raised and the remaining 40 already approved would be completed. The remaining trees over the 80 already approved are 49 for an additional cost of \$2,450. The board voted 4 to 1, to approve the additional \$2,450 to trim remaining 49 trees.

The Treasurers report was given by Kathy Sheppard.

Manager's report was given by Rex Bowman.

1. Financial report for July shows total assets of \$93,386.65 with \$80,054.80 of that amount in reserves. The delinquency report shows as of 7-31-09 the total delinquency is \$2,845.71. As of today 8-19-09 that amount is \$1,506.21.
2. We show 22 active violations. Copy given to all board members.

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3. Trugreen has been contracted to start September 1, 2009. Official cancellation has been sent to EPLS.
4. Country Boy has been contracted to start the Landscaping September 1st also. Quintans has been given an official cancellation notice.

Problems with irrigation were discussed. Mike agreed to adjust timers as needed and to replace batteries where needed.

Water seepage problem was discussed concerning the Meyers property. No plan of action was decided upon.

Kathy asked Rex to send the approved minutes to her so they could be placed on the website. Rex agreed to do it.

With no further business the meeting adjourned at 8:30 PM

Respectfully submitted,
Rex Bowman, LCAM,
For the Board of Directors