

Westin Hills Board of Directors Meeting, May 16, 2017

Attending: Susanne Clair, Lee Schaller, Richard Furst, Cara Woosley, Zachary Taylor and several members, see list attached. This is the corrected version approved in Board Meeting June 13, 2017.

1. The minutes from the April meeting were approved by a 2/3 majority of Richard and Lee; Susanne objected to item #5 and so voted no to approving them.
2. Zachary reviewed the current financial results and reported we are in very good shape in comparison to our budget for the year so far. In response to a question from a member he reported on the amount of surplus in our accounts for which we have no purpose assigned.
3. Cara reported that the bids for lawn care and snow removal should be back to us in time for our June meeting and that she favors seeking bids at this time because it presents an ideal opportunity to actually see the work being produced by the bidders. She also indicated that BEST LAWNS is one of those from whom we are seeking bids and mentioned other vendors seeking the work. Also, bids for organic chemical treatment will be gathered for review. Some discussion ensued regarding our goals for lawn care and changes we are attempting to make in cutting height and mulching of the grass. Some people spoke up in praise of BEST LAWNS and Board members stated it is good business practice to periodically seek competitive bids.
4. Cara reviewed the status of the painting planned for this summer. Fifty homes are to be completed beginning June 1st. Letters have been issued to those owners and repair work needed is underway. Some owners present gave Cara information on some problems from last year and some members spoke of praises as well. Cara took information and will follow up as needed.
5. Richard Furst issued to the Board Members and Cara a Draft copy of the proposed perimeter fence maintenance policy under Board review. He requested Cara to seek a legal review by our attorney and a written report of the results before the next meeting. Also, he requested Cara to review the Draft and report to the Board as to any concerns PJ Morgan may have with managing the policy going forward.
6. Susanne invited members present to comment on any thoughts they would like the Board to be aware of in considering the maintenance of the fences. Many thoughts and opinions were brought forth. Jerry Hoban had completed a great deal of research into the issue of ownership and responsibility for the fences and presented the facts resulting from his work and provided a copy to Cara Woosley.
7. Jerry asked the Board if we would take into consideration any of the ideas, thoughts, and facts presented by members as we consider next steps. Susanne responded, "NO" and this subject was brought to a close pending further action pending by the Board.
8. Susanne introduced the subject of "Money Adjustments" seeking to know if the Board intends to renew a CD that is due to mature in June. Richard stated he was not prepared to make that decision at this time, saying "we would likely either convert it to Money Market or place a short term 6 month CD placement but we could decide this later". There was no "New Business" introduced and the meeting was adjourned. Submitted by Richard Furst, Secretary.