

**Wheatherstone Property Owners Association
Board of Directors Meeting
ZOOM
July 27, 2020**

Call to Order: 6:58PM

Board Members Participating: Lorelle Goodman, Eleanor Kurtus, Linda Adlard, Darin Dooley

Homeowners Participating: E.J. Murphy

Approval of Minutes: Eleanor made a motion, seconded by Darin, to approve the minutes of meetings on May 18, 2020, June 16, 2020, and June 22, 2020. All approved.

Treasurer's Report: Eleanor

- **Discussion re what financial information should be posted on the website, suggesting a password should be necessary to view the information.**
- **Kendra will be asked to check on the NSF listing re one owner's payments.**
- **Confirmation that each board member had seen the update from our attorney re foreclosure status.**

Landscape Report: Darin

- **Unable to find any company willing to help with the mole problem/Darin is considering taking care of it himself.**
- **Will prompt Jon about shrub & tree trimming, and the ivy.**

Linda said she personally paid someone to take care of the ivy choking the plants at her condo.

Eleanor has pulled ivy from some trees in the common area. Linda & Eleanor suggested we do some tree care as "a good neighbor" even if the trees along Wheatherstone Place are not ours/Darin questioned spending our funds to care for trees on Mt Park property so he will ask Mt Park to maintain & prevent those trees from dragging on cars parked on HOA property.

Linda wanted an update on getting sprinklers replaced for the common area at her condo/Darin will follow up. Eleanor calculated reimbursement of water costs to Linda at \$39 per year.

Lorelle had a list of comments from owners about sprinklers not functioning properly and will forward to Darin.

Maintenance Report: Eleanor filling in (no maintenance chair):

- **Drain at 18 has been fixed.**

- Drain at 28 has been fixed but water backed up into the condo-owner submitted one repair bid-Tim will be asked to secure at least one more bid as well as asking owner about insurance.
- 60 submitted a request for driveway replacement-this will not be done yet. Tim will be asked to take care of the flashing issue at 60.
- 8 has not responded as to whether or not sidewalk repair estimates were from licensed/bonded contractors. Lorelle made a motion to repair the walk but without inserting tiles or bricks, when an appropriate bid is received-seconded by Darin. Eleanor voted not to approve; Lorelle, Darin, and Linda approved.
- 72 has submitted one bid re repairing attic damage from squirrels/and or other rodents that gained access through the roof. Linda will ask owner to clarify if estimate includes fixing the roof, and Tim will be asked to get another estimate.
- Tim will be asked to amend the draft he has written dealing with excessive late night noise from tenants at 34.
- Dave Reynolds and Tim are to be contacted for an update on the railing repair in the park and securing a painting contractor for the units scheduled for this year.
- Lorelle asked about the approved reimbursement for 12 & 14 re pressure washing expense.

Further discussion of the rental cap proposal was tabled due to extensive maintenance issues this month.

8:06PM Eleanor made a motion to adjourn the meeting, seconded by Darin and approved by all.