

# ***WHEATHERSTONE***

## **BOARD MEETING**

April 25, 2022

# **MINUTES**

Meeting Location: Videoconference (Zoom)

Board Members Present: Linda Adlard-Chair, Don Eastman-Treasurer, Molly Divine-Secretary, Bernie Kelly-Maintenance. Homeowner Lorelle Goodman was also in attendance.

*Pg. 1 of 2*

1. **6:02 P.M. OPENING OF MEETING:**

**Minutes:** The minutes of the last meeting held on March 28<sup>th</sup> 2022 were provided prior to the meeting for acceptance.

**Motion:** There was a motion passed to accept the minutes as presented.

2. **FINANCIAL REPORTING:**

Don Eastman, Treasurer gave a general overview of the finances and general cash flow as being on budget for the most part. There was also brief discussion of a delinquent homeowner account.

3. **COMMITTEES:**

**Landscaping:** Lorelle Goodman gave a brief update.

**Maintenance:**

**Solar Lights:** Bernie briefly discussed the solar lights at the entrance as being limited with what is possible due to lack of direct sunlight for the solar lights.

**Stop Signs:** There was brief mention that the new stop signs are helpful in getting the attention of those driving through and slowing down the traffic.

**Stop Stripe:** There was also discussion of adding a stop stripe on the pavement to go with the new stop signs to make clear that it is a stopping point. There was consensus for Bernie Kelly to proceed with this when the weather is dry and warm enough for this.

**Gaps at window trim, place for bees to nest:** This issue was mentioned by Tim Benintendi as something a homeowner asked about. The consensus was that this is not an HOA issue and something for the homeowner to address if they feel is necessary on their own.

4. **OLD & NEW BUSINESS:**

**Reserve Study Review:** Molly Divine discussed the need to have some quality time to review and discuss the reserve study and consider possible revisions. She mentioned that she would like to find a good location for this and get back to the other board members with a location and possible date.

**Social Event:** Molly Divine also discussed the need to have a social event in the coming months sponsored by the HOA. There was consensus to move forward with this suggestion and come up with food through catering, food carts or whatever makes the most sense financially.

**Window Size Change:** There was a brief discussion of a kitchen window change.

**Motion:** There was a motion passed to accept a change in a kitchen window size and acceptance of future obligation by homeowner in #14 for all associated maintenance.

**Street Light:** There was brief discussion of a public street light near the entrance that has been out for many years. Linda Adlard offered to contact the City and Police Department to see if something can be done to repair this light

**Painting:** Linda Adlard mentioned that the next units for painting this summer are 64, 66 and 70

5. **HOMEOWNER REQUESTS:**

Next Meeting: Monday, May 23<sup>rd</sup> 6 PM.

**ADJOURNMENT:** 6:50 PM

Respectfully Submitted,  
Tim Benintendi  
Affinity Group Inc.  
Property Manager, Broker