Winslow Farm Community Association, Inc.
Board of Directors Meeting
Tuesday, January 14, 2020
Capital Realty, Inc. – Conference Room

Board Members Present: Brandon Cavaness, Chelsea Jones, Lynne Marsh, Sandy Martin, Gary Wiggins.
Homeowner: Lynn Struve.
Property Management: Carole Damon, Capital Realty, Inc.

I. Call to Order: 6:04 PM.

II. Homeowner Comments: Lynn Struve inquired about the street sign replacement project. The existing wooden street signs will be removed whenever the City of Bloomington installs the remaining new signs.

III. Minutes of December 10, 2019: Motion to accept by Sandy, seconded by Gary. Approved.

IV. Financials: Motion to approve by Sandy, seconded by Brandon. Approved.

V. Exterior Alterations Request: None

VI. Pond Report: Sandy noted that applications for the second round of the City's Stormwater Grants are due March 1. The phased improvements to the pond area will continue this year with Pond 3. It is expected that Gary from Sowder's Lawn and Landscaping will be interested in continuing the dredging. In response to a question received about the Pond 3 project, Sandy noted that this is part of a multi-year staged approach. The initial work got rid of weeds, built up the banks and yielded a considerable amount of topsoil that was placed around the north end of Pond 3.

VII. Unfinished Business
a. New Board Member Orientation/Board Expectations—Sandy reviewed the PowerPoint presentation that she prepared.
b. 2020 Projects and Goals—The Board voted unanimously to rescind the 1995 Winslow Farm Community Rules and Regulations on a motion by Gary, seconded by Lynne. It was felt that the rules are no longer relevant since each of the 8 neighborhoods has its own Covenants, Conditions, and Restrictions in addition to the overarching WF CCRs.

c. D&O Insurance—Quotes are being obtained on liability insurance for directors and officers of the WFCA.
d. Upcoming improvements include painting of the bridges and improvements to the gazebo. An inspection tour of the common areas is planned before spring.
e. The electrical panel near Pond 6 has been removed and is being stored at Nature's Link.

VIII. New Business: The date for the WF garage sale was set for Saturday, June 13. Sandy passed out copies of the Common Area Beautification Project Application Guidelines.

IX. Neighborhood Committee reports: None

X. Executive Committee: The Board moved to executive session at 7:23 PM to discuss a personnel matter. Election of the 2020 officers was postponed until the February meeting. Final adjournment was at 7:53 PM on a motion by Gary, seconded by Brandon.

Respectfully submitted,

Gary Wiggins