

Winslow Farm Community Association, Inc.
Board of Directors Meeting
Tuesday, September 8, 2020
Via Zoom

Approved with corrections on 10/13/2020

Board Members Present: Joan Freeman (Laurelwood), Lynne Marsh (Moss Creek), Gary Wiggins (Olde Mill)

Homeowners: Linda Burton (Moss Creek Village), Yvonne Cripps (Sweetbriar), Terry Halloran (Moss Creek), Lynn Struve (Moss Creek).

Management Agent: Carole Damon (Capital Realty, Inc.)

I. Call to Order: 6:01 PM.

II. Minutes: Motion to approve, Lynne, seconded by Joan; approved.

III. Financials: Motion to approve Gary, seconded by Lynne; approved.

IV. Exterior Alterations Requests:

- a. 2145 White Tail Run – fence request: approved.
- b. 2215 S. Laurelwood Circle – landscaping request: approved, pending clarification from the City of Bloomington that installing the drain under the sidewalk is ok.

V. Pond Report: Carole reported that she is to get another bid for dredging of Pond 3 on 9/9. Bledsoe Riggert cannot start the concept design projects before October. Andy Knust is having difficulty getting an answer from City Utilities Engineer Phil Peden about whether all seven ponds must remain a pond system.

VI. Unfinished Business

- a. Olde Mill and Bent Tree Sign painting update: Once dismantled, all 3 signs were found to be so deteriorated that all must be replaced.
- b. Gazebo Roof: waiting on 2 more bids.
- c. 2021 Budget and Annual Meeting: The budget presentation to the Board has been delayed, and there was discussion of whether to have the annual meeting in November via Zoom if the restriction on size of gatherings is still in effect. If no annual meeting is held and a new budget is not passed, the Bylaws provide that the same budget can be in effect for 2021 or the Board could increase it by 15%. However, there is a question about whether a state regulation limits that to 10%. How to elect new Board members is another question, and a software program for remote voting (Election Buddy) is being investigated as one way of solving that problem. Paper ballots would be available if an actual meeting is held, and as in the past, proxy forms could be signed to authorize another person to vote for an absent homeowner.

d. Vandalism in neighborhoods: There seems to have been a significant drop-off of reports of vandalism in the last two weeks.

VII. New Business

A Moss Creek resident has reported that a man rides a bicycle to Pond 7 every day and feeds bread to the ducks. He has been told of the danger that poses to them (angel wings), but he has ignored the warning. Carole thinks she knows the identity of the person (not a Winslow Farm resident), and she suggested writing a letter to him. If the activity continues, we could also call the police and have him cited for trespassing.

Adjourn: 6:55 PM.

Subsequent e-mail business:

An e-mail motion by Gary was made on 9/10/20 to accept an offer from a Winslow Farm resident to survey dead and dying ash trees in Winslow Farm and to assist the Board in communicating the problem to neighbors on whose property such trees are found. Seconded by Joan. Approved.

An e-mail motion by Gary on 9/16, seconded by Lynne, the Board approved the revised fence request of Xheni Karaboja, 415 E. Laurelwood Ct.

On an e-mail motion by Gary on 9/24, seconded by Lynne, the Board approved a Winslow Farm resident's offer to print on WFCA stationery the letter about dead and dying ash trees on private property in Winslow Farm and send to all identified homeowners, with postage to be paid by WFCA.

On an e-mail motion by Gary on 9/24, seconded by Lynne, the Board approved TayCon's request for 2 tri axles to start hauling the mud and debris from pond 3 at approximately \$200 an hour per truck.

On e-mail motions from Gary on 9/24, seconded by Lynne, the Board approved that we accept Brandon Cavaness's offer to hold the WFCA annual meeting via Zoom on November 10, starting at 6:00 PM. We can use Election Buddy and proxy votes for any business that requires a vote of the membership.

On an e-mail motion on 10/02 by Gary, seconded by Lynne, the Board approved continued dredging of pond 3 by vacuuming, if sufficient funds remain in the 2020 budget.

Respectfully submitted,

Gary Wiggins