

Windemere HOA Trustee Meeting Minutes
07/12/2018

Attendees – Ron Simmons, Ron O’Rear and Bob Gardner

1. Opening

- 1.1. Ron Simmons opened the meeting at 6pm
- 1.2. Previous meeting minutes were approved

2. Treasurer Report

2.1. Ron O’Rear reviewed the financial reports. YTD Budget Performance through 05/31/18 is summarized below:

	Budget	Actual	Variance
Income YTD	\$11,401.68	\$11,422.19	\$20.51
Expenses YTD	\$7,592.51	\$6,679.38	913.13
Net YTD Budget Variance			\$933.64
Cash on Hand at the end of the Month			\$7,850.90

- 2.2. The financial reports were approved.
- 2.3. All annual fees have been received.

3. Plan Review Committee Report

- 3.1. No requests are in process

4. Old Business

- 4.1. **Drainage Issue** – Ron O’Rear reported that the ditch located on the adjacent property has not be cleaned by the property owner. However, since there appear to be no current drainage issues related to the ditch, the Trustees agreed to table the issue for the time being.
- 4.2. **Irrigation System Leak** – Ron O’Rear reported that repairs have been completed. The trustees approved payment of the \$408.20 invoice.
- 4.3. **Drake Trailer** – Ron Simmons reported that he has discussed the situation with the owner, and that he anticipates the matter to be resolved by fall. Since there have been no recent complains, the Trustees agreed to take no further action at this time, and to review the matter in the fall.
- 4.4. **Mailbox Repair** – Ron Simmons reported that he has communicated with another property owner who is in the process of replacing their mailbox and learned they are having the same issues with getting contractor support. There is simply a shortage of contractors who are willing to tackle small projects like mailboxes right now. The Trustees agreed to take no further action at this time, and to review the matter in the fall.

5. 5. New Business

- 5.1. **Directory** – Ron O’Rear indicated that he has received on update for the directory.
 - ➡ Ron O’Rear will publish an updated directory shortly.
- 5.2. **Mowing Along Shepherd Road** – Ron Simmons reported that he has communicated with CCN personnel regarding the mowing frequency along Shepherd Road. CCN indicated they will mow the area every two weeks going forward.

6. Closing

- 6.1. Next Meeting – set for 6pm on 08/07/18 at Ron Simmons home.
- 6.2. Ron Simmons closed the meeting at 7:00pm