

Windsor Mews Board Meeting

Date of Meeting: 8/23/11
Location of Meeting: Jacinta's home
Type of Meeting: Monthly Board Meeting
Board Members Present: Jacinta Mascarenhas, Cherlyn Castaldo, Hung Tran, Julie Emery

Minutes

Agenda Item: Review and Approval of Monthly Meeting (7/27/2011) Minutes.

Conclusion: Minutes not routed to board members as yet.

Action Item: Julie to forward to all Board Members.

Agenda Item: Re-painting of Iron Fence.

Discussion: Volunteer effort. Idea of Sept. 17 with Sept. 24 as Rain Date. We provide supplies and light refreshments. Have volunteers sign up for 4 hour slot – or all day if they want.

Action Item(s): Need to recruit volunteers; post a flyer; have Ed post on website; and obtain needed supplies and refreshments.

Agenda Item: Finalize contract for concrete / sidewalk repair.

Discussion: There have been two bids submitted so far. Should be done before really cold weather. Need to take pictures of affected areas and mark sidewalk areas. Letter to affected homeowners has been finalized.

Action Item(s): Dan and Hung to take pictures of and mark areas where sidewalks are in need of repair – from tree roots or otherwise. Armstrong to send out letters.

Agenda Item: Architectural Reviews & Resale Inspections.

Discussion: Per Hung, one resale done – looked fine.

Agenda Item: Costco Expansion

Discussion: New proposal being submitted by Costco. They are asking for a letter of support from Windsor Mews. They will be sending over a packet for our review.

Action Item: Jacinta to post notices at mailbox re. Costco presentation.

Agenda Item: Review of Financial Reports

Conclusion: All looked fine.

Agenda Item: Review of Legal (collection status) Report

Conclusion: Two more liens were filed.

Agenda Item: Door and shutter color chart – update.

Discussion: Cherlyn created a beautiful spread sheet of the entire neighborhood including elevation, door and shutter colors. Need to establish which houses/elevations need shutters and what the color schemes need to be per the original Map of homes in Windsor Mews.

Action Item(s): Hung to look at Paint color compliance and whether certain houses should have shutters.

Agenda Item: Shutters – replacing them.

Discussion: Have basic information re. shutter replacements. Need to format so information may be placed on community website. Idea of FAQ section on website.

Action Item(s): Julie to format information on replacement shutters.

Agenda Item: Installation of signs – update.

Discussion: Issue of multiple signs on single posts.

Conclusion: Agreed to leave as is for now.

Agenda Item: Security / Locks for Tennis Court – update.

Discussion: Lock is needed for Tennis Court. Cherlyn has tried three different types of locks and none has worked. Issue of outsiders using our court on a regular basis.

Action Item: To deal with chronic violators of our residents only tennis court policy – we should take a picture of their car.

Agenda Item: Mailbox repair – update.

Discussion: Repair has been completed – thanks to Cherlyn.

Agenda Item: Neighborhood Watch Program – update.

Discussion: No update at this time.

Agenda Item: Dog Issues

Discussion: Letter went out to one homeowner after a neighbor complained about their dog not being on a leash.

Agenda Item: Speed bumps or humps.

Discussion: Assess need for speed bumps or humps and possible placement within neighborhood.

Action Item(s): Jacinta to look up old pricing information.

Agenda Item: Next Board Meeting – date, time and place.

Conclusion: Wed. September 28, 2011, at 6:45 at Jacinta’s home was established as next date, time and place.

