

Windsor Mews Board Meeting

Date of Meeting: 10/23/12
Location of Meeting: Jacinta's home
Type of Meeting: Monthly Board Meeting
Board Members Present: Jacinta Mascarenhas, Hung Tran, Julie Emery, Dan Shedd

Minutes

Agenda Item: Review and Approval of Board Meeting (9/25/2012) Minutes.

Conclusion: Minutes approved.

Action Item: Julie to put in final form and forward to Vivian Whitestone and all Board Members.

Agenda Item: Tennis court resurfacing/security

Discussion: Bishop's Tennis has been awarded the contract for the tennis court resurfacing. The work will take place in the Spring. Contract will be signed now and 50% deposit will be paid now to hold pricing for Spring.

No major prep work will be needed. Bishop's will need a water hook-up for the project – one of the houses close to the tennis court.

Security – Once court is resurfaced and a new door/lock is installed, owners will have to sign an agreement to get a key and be able to use the court.

Action Item: Adam to contact Bishop's to finalize contract; Julie to check with a neighbor re. water hook-up; Jacinta to ask Vivian to prepare check for deposit out of reserves.

Agenda Item: Finalize Budget for 2013

Discussion: The 2013 Budget was approved at a 0% increase in dues.

Agenda Item: Architectural Reviews & Resale Inspections.

Discussion: There were three resale inspections and no Arch. Reviews.

Agenda Item: Landscaping/snow removal contract – review.

Discussion: After reviewing and comparing all of the Proposals received, the field has been narrowed to Valley Crest or Premium. The snow removal will be a renewal with VCI. Our current contract with CAS expires 12/31/12.

Action Item: Jacinta to obtain a few more numbers from the two landscaping finalists; update the spread sheet and route to the board.

Agenda Item: Replacement of signs and signposts – status update.

Discussion: CAS put up 25 signs and one pole. They all look good.

Agenda Item: Halloween Parade – Oct. 29, 2012.

Discussion: Signs have been posted about the parade and things are ready to go for Sunday.

Agenda Item: Newsletter

Discussion: Jacinta has started a draft and plans to include updates on: tennis court improvements; tandem parking issue and enforcement; landscaping; 2013 Budget; 2 Open Board Slots; Schedule for Annual Meeting; and an update on Speed Bumps.

Agenda Item: Misc.

Discussion: The Board has received a letter of complaint regarding an ongoing Noise Violation issue – specifically a barking dog. The HOA sent out a letter as a courtesy to both the owner and renter of the residence regarding the complaint.

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

Conclusion: Tuesday, November 13, 2012, 6:45 p.m. at Jacinta's home.

