

Meeting Minutes

Windjammer HOA

Date: June 20, 2024

Time: 6:30 p.m.

Meeting called to order by: Josh Easterling

In attendance

Vice President: Josh Easterling, ***Treasurer:*** Ashlin Wilson, ***Landscaping:*** Marsha Madsen, ***Covenant Coordinator:*** Mark Bailey, ***Approving Authority:*** Brian Milburn, ***Waste Coordinator:*** Jonas Hedlind, ***Admin. Support:*** Shauna Messamer

Approval of minutes

The minutes were read from the May meeting and approved.

Reports

- ***Vice President:*** Josh Easterling
 - Agrees that the garage sale was a success. Moving the date later helped and the flyers were also beneficial.
 - Discussed pursuing the idea of a block party. The board thinks that perhaps a back-to-school block party would be a good idea. Josh knows of a church that will supply a bounce house. Maybe the board could get an ice cream truck to come. Will wait for Mark and Cindy to be present to finalize the details. Will plan to shoot for September after Labor Day.
- ***Treasurer:*** Ashlin Wilson
 - Everyone is now caught up on dues. No liens filed.
 - After consulting an attorney, learned that one person on the board can be the representative for HOA and will be required to submit personal information to satisfy the new government policy regarding HOAs.
 - No new homes bought or sold
- ***Landscaping:*** Marsha Madsen
 - The Garage Sale was a success! There were about 60 homes that participated.

- Bright View still not responding. Last contact was May 31 and the board will not pay most recent invoice because work has not been performed.
 - David is going to fix the circle when he has time since he did so well with the electrical fixes. He is supposed to be out on Thursday.
 - Some parts of the outside walls need new filler. Marsha is looking for other board members to take over finding a contractor to fix it. She is busy with landscaping stuff. Springs Masonry came out twice but never emailed a bid. She can continue to work on it, but it will have to put it on the back burner. Josh volunteered to ask around at his work and see if he can find someone who might be interested.
 - The leak is still leaking. Utilities was supposed to be out by 6/20 but they have yet to make the repair.
 - The clock at Brigantine has no power. John Gephart from Briargate General Improvement system says that our clock is tripping their clock. He is fine if we keep piggy backing. Oncore is supposed to come out and fix it. It must be a certified electrician.
 - Sidewalk repair on Windjammer should start in a couple of weeks. The homeowners have been notified of the work that will take place in front of their property.
 - A contract with Max Tree Service has been made to remove some dead trees off Lexington.
 - Update for the landscaping on Union: Met with 4 landscapers. The plan is to continue with rock and low crawling junipers. Marsha is waiting for the bids to come back in. Would also like to do tree circles with mulch.
 - Motion made that Marsha can decide which contractor to go with and that Ashlin will pay whoever she picks. Motion unanimously approved.
- Covenant Coordinator: Mark Bailey
 - The home that was issued a letter of warning has made progress toward making the necessary changes to adhere to the covenants. The structure is down, and all dead trees cut down. There are no fines for now, but he will still stay in contact with the owner for the remaining violations.
 - Gene is supposed to walk around two times in the summer.
 - Mark is planning to drive around with Gene one more time to help work toward consistency.
- Approving Authority: Brian Milburn
 - Nothing unusual, all seems to be going well.
- Waste Coordinator: Jonas Hedlind
 - Sent out an email about the clean up day with the trash dump. So far there has not been enough volunteers to make it happen. Some members of the board did not receive the email so it should be sent out again. Board agrees to leave the trash dumpster out Wednesday and Thursday so that the trash can be picked up on Friday. Jonas will pick a date. Helm Ct. could be a good place for it.

Next meeting will be held on July 18 at 6:30 p.m.

Motion to adjourn was made at 7:42 p.m. and was passed unanimously.