

WIND MEADOWS CORPORATION BOARD OF DIRECTORS MEETING MINUTES

January 12, 2021

The regular meeting of the WMC Board of Directors was held on Tuesday, January 12th, via Zoom Online Video, pursuant to notice given to each Director in accordance with the Bylaws of the Corporation.

President Bob Randleman called the meeting to order at 7:00 pm. Present were Directors: Joe Maurer, Debie Truckey, Linda Johnson, Jim Kroll, Maneeka Decker, Julie Oas, Katie White, Memo Fachino, Cary Anastasio, and Dan Crispin. TJ Orth and Carrie Harbach from Washington Properties were in attendance. Also present were 32 WMC residents.

Minutes from December 15, 2020 were reviewed. Two typographical errors were noted. With those changes made, a motion to approve the minutes was made by Debie Truckey and seconded by Linda Johnson. Motion carried.

Financial Report

Bob Randleman highlighted the financials of the Corporation. Directors reviewed the Balance Sheet, Budget Comparison Report, General Ledger Report and Delinquency Report. All areas were even or favorable to budget except General Expenses which were attributable to building maintenance in various PSA's and Professional Services due to attorney fees and the WMC audit. There was a motion made by Debie Truckey and seconded by Jim Kroll to accept the financials as presented. Motion carried.

Architectural Review Committee Proposal for the following was reviewed.

1. 4253 Lake Meadow Dr. PSA7 New front door and sidelights

A motion was made by Linda Johnson to approve the proposal and seconded by Julia Oas. Motion carried.

Old Business

Committee Reports:

The Guidelines, Rules and Regulations Committee reported that once the revised bylaws are approved they will be ready to present proposed guidelines to the board.

The Leisure Center Committee had nothing to report, however, Bob Randleman stated that he had received correspondence from a resident regarding the tennis courts. He will forward to the LC Committee for review and recommendation.

By-Laws Committee Chair Bob Randleman reported that a copy of the revised by-law changes was emailed to each Director for review. Discussion will be held at the February board meeting and a special meeting of the members could be held in March to present the proposed changes. Julia Oas reminded directors to read through and be ready to discuss changes and pay attention to items marked for discussion.

Public Comments

Memo Fachino reminded the directors that just because something has always been done a certain way, he would like the board to keep an open mind to change.

John Polodna informed that there will be four WMC residents running for the Village of Wind Point trustee positions.

With no further business, the board adjourned at 7:45 pm to enter into closed session.

Respectfully submitted,

Linda Johnson, WMC Board Secretary