

Wynfield Estates Homeowner's Association

Annual Meeting

December 2, 2019

The 2019 Annual Members meeting was held on December 2, 2019. Board member present: Mike Audish and Scott Bradley. Also present was Melissa Turner from Community Management Solutions, Inc. (CMSI).

Article III – Meeting of Members, Section 4. Quorum states in part; “If, however, such a quorum shall not be present or represented at any meeting, the Members in attendance may then by majority vote to either adjourn the meeting from time to time, without notice other than announcement at the meeting, until a quorum as aforesaid shall be present or be represented or proceed with the business of the meeting as if a quorum were present.” At 6:42 pm quorum (13 households) was short by 2. Scott Bradley read the above by-law to members present. A motion was made to proceed and call the meeting to order. The motion was seconded and it passed.

Minutes

The 2018 Annual Meeting minutes were presented for review. A motion was made to accept the minutes as presented. The motion was seconded and passed.

Business

Mr. Bradley shared information regarding the proposed City trail. The current plan is to go along the ditch behind the Wynfield Estates homes. There is talk about picnic tables being put in as well.

Front Entry Monuments/Beds: Brief discussion held on the types of plants put in and lack of active irrigation. A couple of residents would like to see more ground cover and season appropriate flowers/shrubs.

The Board hopes to clean and paint all of the monument signs. There are no plans to make any additional structural repairs to the monuments. At this point- only cosmetic maintenance and upkeep appears necessary.

Financials

The October 2019 balance sheet and income/expense statement was presented. Questions were answered the accounts receivable process and when/how often delinquent accounts are sent to the attorney.

Election

There is one position up for election, past Board President, Christina Ridings sold her home leaving this position vacant. Additionally, Mike Audish, who has one year left in his term would like to step down.

The floor was open to nominations. Resident, Kay Guerrero was nominated and accepted. Carolyn Williams volunteered to complete the remainder of Mr. Audish's term.

There were no other nominations and therefore closed.

A motion was made to accept the positions by acclamation. The motion was seconded and passed.

Q&A

The floor was opened to general discussion. The following was discussed:

Rats and other issues coming from the high grass along the ditch behind homes on Wynfield Dr. County isn't required to mow this on a regular basis. Some of the residents have been mowing outside the fence line but there is a request to see how much the HOA's landscaper would charge to mow it on a consistent basis.

Front irrigation system doesn't routinely run. Residents would like to see this maintained and operate frequently to help enhance the front entry flowers.

There being no other business the meeting was adjourned at 7:31 pm. It is noted that by the time the meeting adjourned, 2 additional residents arrived and quorum was obtained.

Recording Secretary, Melissa Turner

****Approved at the November 30, 2020 Annual Meeting**