

**Windsor Oaks Landscape Committee**  
**Wednesday, July 21, 2021, at 1 P M**

Present: Julie Thomley (chair), Pat Stutts, Chris Bennett, Janice Mann, Al Behar, Hugh Wise, and Josh Sells (U S Lawns).

**OLD BUSINESS:**

1. We welcomed Janice Mann as a new committee member and look forward to working with her.

2. Walk around inspections will commence in the fall once the plants cease to blossom, etc. The committee members are urged to review the rules well prior to the inspections. Actually, the first step is the property owner doing a self-evaluation of their property, using the new Rules and Regulations.

The board's position is one of no exceptions to the rules and regulations and this generated much discussion.

A review of minutes for the last 3 meetings yields insight as to the committee members being dubious about the process. In March the AMC committee was to do all inspections. In May there were 8 points to be clarified (not yet done) and in June the status was unknown. Also, Wanda Moen (past chair) had supported exceptions. No exceptions versus exceptions forces committee members to apply rules which some boards have obviously overlooked for some years.

There is a vast difference between blatant violations and violations which provide joy for some elderly owners. This issue should be resolved, otherwise, the committee members will incur much agitation by owners, who actually have very attractive additions. Is there room for common sense? A majority of committee members favor some exceptions.

3. The matter of grease being thrown down the storm drain is now a closed issue with no further violations.

4. Meeting with Wanda Moen. No action necessary

5. When plants die, the property owner should have some flexibility in choosing a replacement, so these are viable options: Lemon-Lime Nandinas, Lorapetalum, Yew, "Dwarf Snowballs" and Gardenias. Chris and Janice to review the gardening book and suggest a few additional choices. The purpose is to give the homeowner some personal choice of a replacement while maintaining the integrity of the overall landscaping for the entire community.

Due to the heavy rains, several crape myrtles have split and fallen to the ground. U S Lawns is willing to dispose of any broken limbs on the ground. However, Schneider Tree Co. should handle any problems above 10' because this is within the scope of their responsibility. Action to be completed next week.

No decision was made yet on the possible need of an arborist for the crape myrtle at 8268 Windsor Ridge Drive.

6.. A new tree was approved for 8425 WRD. Property owner wants a crape myrtle, and the color is to be determined ASAP.

7. Situation of the junipers on the berm behind 8364 WRD was discussed and it was agreed that the dead junipers need trimming. Should any need replacing, four options are available: Variegated Acuba/"Fire Chief", Liriope, (which must be watered), an Acuba border or Pine needles. This merits further evaluation. We need a target date for the removal of the junipers at this location should that be needed.

8. Yes, new timers of valves have been installed.
9. New check valves were installed for the leak at the flower bed on Rea Road and hopefully this will minimize the leaks. Good results so far.
10. Yes, the sprinkler batteries have been fixed at 8137 WRD.

**NEW BUSINESS:**

1. Josh does a quarterly property inspection of Windsor Oaks property with the most recent report having a score of 76%. Josh grades the work of his crew with a sharp eye (hence the 76%) and the board wanted a copy of the inspection form. This has been provided to the board.
2. Wetlands are not on W O property according to the Corps of Engineers via Tolly Pruitt. Therefore, overhanging limbs on Grand Oak homes may be trimmed.
3. Tolly Pruitt will probably be the liaison person for the Bryant Farms Rd. project. This is key because there will be many issues to be resolved. Tolly has a wide range of experience and knowledge.
4. The list of all acceptable shrubs is partially covered in item #5 of Old Business and is still being evaluated with some additions to be made.
5. 8278 WRD walkway/driveway issue was discussed with the property owner and Julie will follow-up.
6. Regular clear plastic bags for yard trimmings may be used.
7. Josh will notify Julie as to the weeks pruning may be done and then property owners will be notified via email.
8. Julie to discuss plant crawling on brick with 8518 owner.
9. Sprinklers at 8302, 8309, 8539 to be checked by U S Lawns. No target date determined.

Next meeting: Wednesday, August 18, 2021, at 1 P M in the clubhouse.

Respectfully submitted by Hugh Wise

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Julie Thomley, Chair

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Hugh Wise, Secretary