

# WINDSOR OAKS

## ARCHITECTURAL & MANAGEMENT COMMITTEE

Minutes of June 12, 2023

Meeting called to order at 6:00 p.m. by Chairman.

Members present: Mike Ferry, Jerry Schlaff, Dan Warren, and Sarah Kalish

Minutes: There being no additions/corrections, the Minutes from the May 15, 2023, were approved unanimously.

### Old Business:

- Update on painting of house numbers – waiting for better weather.
- Mike advised the members that there continues to be no response to his inquiries from the termite company. He will try again and if there is no response, he will start looking for a replacement company.
- We are still awaiting estimates from our vendor for repair of the lighting at the Elm entrance.
- The project of painting garage door aluminum surrounds that have paint peeling off them is currently being reviewed by our vendor. Pending quote from vendor.
- The update on the Bryant Farms Road Extension now looks like a start date in September.
- Gutter diverter improvements to the Edinburgh and Windsor units have been completed.
- Members reviewed Maintenance Account expenditures for the month April of \$6,060.98, as follows; \$3135.75 quarterly invoice for terminate service; \$300.00 seal cracks in mortar at 11955 LBC & repair fascia trim at 8847 GOD; \$482.63 clean out main sewer line at 8173 WRD; \$146.60 monthly pond maintenance; \$1,996.00 seal concrete in driveways and sidewalks. All payments are within the budget.

### New Business:

- The committee approved Exterior Modification as follows:
  - Front door painting at 8332 and 8618 WRD.
  - 1 new Solar Tube installations at 8843 GOD.
  - Front door hardware/keypad for garage at 8214 WRD.
  - Replaced window glass that had broken seals.

- Members approved the installation of a French Drain at 8339 WRD for \$1,968.38 and 8815 GOD in the amount of \$1,968.37.
- The members were advised that a section of the brick wall on Rea Rd., by the entrance to WRD had broken loose and was in danger of falling. The estimate for repair is \$1850.00.
- Next meeting scheduled for July 10, 2023 @ 6:00 pm.

Respectfully Submitted,

J. R. SCHLAFF, SECRETARY

Approved By,

MIKE FERRY, CHAIRMAN