

Date June 6, 2022

To Wynstone Townhouse Assn. Members

From Wynstone Board of Directors

Re Board meeting June 2, 2022 at 630PM

Attending Pres. Don Kalscheuer (2022)
VP Larry Greely (2022)
Sec. Dee Bauer (2022)
Member at Large Joe Rogness
Special invitation to Mary Anderson

Agenda

1. Decks
2. Phase 3 of Beautification Project
3. Wynstone website
4. Gutters cleaned, Leaf Filters installed?
5. Treasurer position
6. Linda Morantez water issues
7. Reserve study

- Item 1. Decks.....Dee Bauer suggested that we have a committee to look at each deck and look for problem areas that need immediate repair and also to look at options for replacing the floors. Joe Rogness and Chuck Bauer will bring their findings back to the board.
- Item 2. Dee Bauer gave an update on Phase 3 of the Beautification Project. Bruce from Greenleaf Landscaping will be coming to give us an estimate of the cost on what needs to be done on the sides and backs of our units. This would include black dirt where needed, replacing or repairing the black edging and mulch.
- Item 3. Mary Anderson was present at the meeting to give an update on the our new Wynstone Website. Mary reported that she has been working on the website to make it more user friendly for our homeowners. Items that need to be on the website are: Insurance Master Policy, Articles of Corporation, Guidelines, Annual Minutes, Board Meetings going back 5 years and the Annual Financial Reports.
- Item 4. Gutters....Todd Werner had problems with leaves in their gutter. Joe Rogness knows someone who could clean our gutters. He will contact them to get an estimate of an yearly cleaning in the spring and fall.

- Item 5. Steve Senn indicated that he would be interested in taking on the position of Treasurer since he has a background in finance. Motion was made and second to approve Steve for our Treasurer. Rick Rikhus will work with Steve Senn to obtain quotes for our Master Insurance which comes up for renewal in November. As our new treasurer, Steve will work closely with our accountant Larry Greely.
- Item 6. Reserve Study....Larry brought all Reserve Study information and he will contact Steve to go over the information and to have Steve contact our source for the Reserve Study Data.

Meeting was adjourned at 808pm

Respectfully submitted,
Dee Bauer, Secretary