



Wexford West Homeowners Association

Board Meeting Minutes:

May 10, 2022

Meeting@ Suncoast Bible

Meeting Called to Order: by Steve/Cheryl at 6:58 p.m.

Quorum Established: Board In attendance - Steve Cybulski (V.P.), Matt Hardy (Tres.), Catie Sperber (Sec.), Cheryl Reed (MAL).

Approval of Minutes: Steve motioned to approve the minutes of 03/08/2022; 2nd by Cheryl, and the motion was unanimously approved.

Community Improvement Planning:

1. Dead Tree Removal-obtained one quote \$2500/pending another quote. There is a smaller tree that is dead/losing limbs and will see if J.J.'s can take care of this.
2. Light Posts at rear entrance-3 in median may be working? Will verify and replace light-bulb if so. Suggestion to paint lamp posts as needed due to age.
3. Lights on signs at rear entrance and alt 19-complete removal of nonworking/dated lights on top of signs and conceal wiring. Still working on.
4. Mulch! Purchased/delivered/placed-Thank you to all of the volunteers! Was a quick job.
5. Daventry Fountain-Repairs done \$675.00.
6. Benches/Picnic tables-Pending bolt cutters/master lock/volunteers to move one of picnic tables moved to swing set area.
7. Fence around pump is damaged(pulling away from posts) and roof slats are deteriorated. Will determine if J.J.'s is able to repair. If not will obtain ests. -Jaclyn working on.
8. Suggestions to add a bench in park near Daventry entrance. Pending review of financials and/or offered donations.
9. Park clean up date tabled at this time.

Information, Discussion, Updates:

1. Changing name of FB page to Wexford West Neighbors as this is not a HOA monitored site and should not be used for HOA related questions which should be emailed.
2. Will post approved meeting minutes (Mar) on FB and website.

Finance Report:

1. Budget update.
2. Matt (Treasurer) provided proposed/possible replacement reserve plan based on life expectancy/responsibility to set aside reserves in anticipation of expenditures. Examples: dead tree removal, pond pumps, mulch, fences, etc.
3. Dues-All dues have been received.

Old Business:

1. Easter Egg hunt was a huge success! Thank you to all who participated/donated.

New Business:

1. Updating enforceable No Trespassing signs(wording/#/location). Checking with Sherri regarding wording-Steve
2. Reviewed Violation/Fining process. Violations will be sent via email (if have) **and** letter via USPS.

Adjournment: Meeting adjourned at 8:01 p.m.

The next Board meeting will be held on July 12, 2022 at 7:00 p.m.