

## **Windance Property Owners Association**

### **Monthly Meeting Minutes**

**August 11, 2020**

#### **Location: Windance Country Club**

The Board of Directors for the Windance Property Owners Association held the monthly meeting Tuesday, August 11, 2020 at the Windance Country Club. The following board members were present during the meeting: Mark Kettner, Rory Nelson, Al Hopkins, Tommie Yanik, Mike Styron, Letch Kline and Mike Warstler. Not Present: Brian Zastrow and Frank Faust.

#### **Call to Order:**

The meeting was called to order by Board President, Mark Kettner at 630 p.m. After the meeting was called to order, there was time for open discussion and the reading of the previous month's minutes. It was brought to attention by Tommie Yanik that the treasury report in the minutes was not correct. Secretary Mike Warstler said he would make the necessary corrections to that section and post them to the site. Al Hopkins made a motion to approve the minutes with a second by Letch Kline. This motion passed unanimously.

#### **Treasury Report:**

Al Hopkins produced a treasury report explaining any additions or subtractions from the account. A total of six checks were written leaving an available balance of \$11,654.85. Al Hopkins moved for approval of checks with a second by Letch Kline. This motion passed unanimously.

#### **Lake Report:**

Mark Kettner presented the Lake Report. Mark has been spraying "Shore Clear" at \$60 a gallon to clear the algae. He stated he will need another gallon of "Shore Clear" at \$60 and also a 50 LB bag of aquasite pellets at \$350.00. Letch Kline made a motion to approve with a second by Mike Warstler. This motion passed with Al Hopkins abstaining.

### **Architecture Report:**

Mike Styron gave the architecture report with two proposed homeowner property modifications. The first was Kaye Paoletto at 14807 Calcutta who would like to put a fence on the side of the home to hide the sight of the trash cans. The fence would be painted/stained to match the home. Letch Kline made a motion to approve with a second by Rory Nelson. The motion passed unanimously. The second proposal was from Joey Jenkins at 19360 Winward Cove. The proposal is for a deck that extends out 45' from the property into the lake. The board decided that based on previous requests, the deck cannot be longer than 36'. Mike Styron made a motion to approve at 36' with a second from Mark Kettner. The motion passed unanimously.

### **Covenants Report:**

Brian Zastrow was not present at the meeting so Al Hopkins presented the covenants report. It was further discussed that Brian Zastrow be removed as chairman of the covenants committee with Tommie Yanik taking over that position. Al Hopkins made the motion with a second by Mark Kettner. The motion passed unanimously. After that business was attended to, there were several unresolved issues that needed to be addressed during the meeting.

- 19512 Champion Circle has a trampoline in the back yard visible from road and course.
- 19476 Champion Circle is parking in the lot next to home.
- 19365 Windward Cove has a boat in front of house that has not moved in months.
- 12270 South Cove has an Airstream trailer parked in driveway.
- 12358 Windance Drive has four boats and a trailer visible from the street.
- 19165 Champion Circle parking in the street.

Mark Kettner made a motion to send a letter to the residents explaining to them they are in violation of the covenants. Rory Nelson made a second and the motion passed unanimously.

### **Beautification Report:**

Letch Kline presented the beautification report. Robin Passwood on Windance Drive was awarded yard of the month for the month of August. Letch Kline also mentioned that he wanted to send out a welcome letter to new residents from 1 Jan. The proposed budget for this was \$100.00. Mark Kettner made a motion to pass with a second from Rory Nelson. The motion passed unanimously. Letch Kline also requested \$350.00 for "Yard of the Month" gift cards and holiday decorations. Al Hopkins made a motion to approve with a second by Rory Nelson. The motion passed unanimously. Lastly, a transformer for the front entrance lights needs to be replaced. Mark Kettner made a motion to replace this part with a second by Letch Kline. The motion passed unanimously.

**Social Committee:**

Rory Nelson had nothing new to report on the social committee.

**Newsletter:**

As discussed, the newsletter will highlight the yard of the month as well as common issues found from the covenants report.

**Old Business:**

Nothing to report on old business.

**New Business:**

Nothing to report.

**Meeting Adjourned:**

Letch Kline made a motion to adjourn the meeting with a second by Al Hopkins. The motion passed unanimously.

Respectfully Submitted,  
Michael Warstler, Secretary