

**The Windings of Ferson Creek – Homeowner’s Association
approved minutes of April 12, 2010 Board Meeting**

Members Present: Patrick Windsor, Pat Greenberg, Doug Dirks, Ann Hastert, Greg Jaxon, Brock Miele, Bill Ahlers, Susan Nelson and Paula Jauch via telecommunication.

Homeowner’s Comments: Denny Hayes, Volunteer Coordinator, was in attendance.

1. Meeting called to order by President, Patrick Windsor at 7:40 PM.

2. Review and Approval of March 8, 2010 Board Meeting Minutes.

A motion to approve the March 8, 2010 Board Meeting Minutes was made, seconded and carried by a vote of 9 for, 0 against and 0 abstaining.

3. Review and Approval of Treasurer’s Report.

St. Charles Checking	\$288.43
St. Charles Capital/Restricted	\$26,500.00
St. Charles Money Market/Unrestricted	\$135,093.41
Total St. Charles Money Market	\$161,593.41
Total Checking/Savings	\$161,881.84

Mrs. Jauch also reported that assessments are running about \$3,000.00 behind previous years.

4. Committee Reports:

Covenants:

Mrs. Greenberg reported that there have been only two more ballots received. The calling list will be updated and one last calling campaign will be initiated to remind those who haven’t cast a ballot to do so.

Landscape and Maintenance:

Mr. Ahlers reported that the repairs to the damaged bridge have been completed and that the Bentonite has been moved from Bill Miller’s garage. Mr. Ahlers and Mr. Jaxon will remove a fallen tree from an area near the Villas. Mr. Ahlers will begin the search for a replacement for Ray Regan who will retire after the 2010 mowing season. The Utilities Company will move the dumpster from the front of their building to an area out of sight.

Security and Safety:

The vandalism to the entrance wall has been cleaned up and the police are dealing with the offending teens. These teens do not live in The Windings.

Pool:

The pool has been drained and cleaned and some of the repairs have been completed. Next the pool will be painted and the filters checked. Brian Mitchell will manage the pool and also handle swimming lessons. Pool rules will be printed in the April Newsletter.

A landscaper has been hired to clean up and maintain all the planted public areas. The entrance will be planted with annuals in early May.

Clubhouse:

Mrs. Nelson reported that Service Master cleaned the floors in the clubhouse restrooms and that the restrooms and entrance hall will be painted beginning the week of April 19th. An estimate to replace the countertop in the ladies room will be obtained. New overhead lights and a new faucet were installed in the kitchen and additional pool cues and ping pong paddles were purchased for the basement game room. The Window well covers in front of the clubhouse will be replaced.

Social:

The Face Book page is up and running and so far has more than 30 fans. The Fishing Derby will be held on June 26th from from 10:00 AM 'til 12:00 noon. Dale Gurney is the chairperson. Co-ed golf will also be held on this date at Tanna Farms. Nancy Larzars will chair this event. Thanks to the Women's Club for a very successful Easter Egg Hunt. Mrs. Haster stressed that we are still looking for volunteers to chair the 4th of July Parade and Picnic and the Annual Garage Sale. The possibility of having a children's outdoor movie night is being looked into.

Architectural:

Mr. Miele reported that two projects were approved during March. The first is a deck addition and the second a major remodel/addition.

Publicity:

Mr. Jaxon reports our web site speed and reliability have improved. He is looking into phone and internet service for the clubhouse. The MLS listing for the Windings now shows 18 homes and 1 lot for sale. This page gets about 7-15 hits a day. The calendar page is down for repair. The ALERTS mailing now has 105 members.

Environmental:

Kelly Musich, Resource Analyst at the Kane-DuPage Soil and Water Conservation District, will speak to residents about erosion on May 25th at the clubhouse. She will bring with her an expert on native plants and together they will make suggestions on how homeowners can reduce erosion. Mr. Dirks wrote a Newsletter article about this meeting. Later this month Mr. Dirks will inventory dead Ash trees on Windings common grounds.

5. Other Business:

A. Nearby Property Development

Grey Willows Farm at Burlington and Corron Roads has been sold as open space. There is a possibility that a gas station could be approved for the area just east of Campton Square.

B. Infrastructure

The retaining wall at the tennis courts is in need of repair. The Board agreed that this is an issue that needs to be addressed as soon as possible.

6. Newsletter Items

7. Adjournment

A motion to adjourn was made, seconded and carried by a vote of 9 for, 0 against and 0 abstaining. Adjournment was at 9:00 PM.