

**The Windings of Ferson Creek – Homeowners Association
approved minutes of the October 13, 2008 Board Meeting**

Members Present: Bill Miller, Paula Jauch, Butch Safbom, Greg Jaxon, Denise Murphy, Pat Johnson and Susan Nelson. Absent: Pat Greenberg and Doug Dirks

Homeowner’s Comments: No homeowners were in attendance. Mr. Miller had invited three members of the real estate industry and the Windings Attorney to partake in a panel discussion on the current housing market. Under discussion were suggestions on how to improve our community image and make the Windings more marketable.

1. Meeting called to order by President, Bill Miller at 8:40 PM.

2. Review and approval of September 8, 2008 Meeting Minutes.

A motion to approve the September minutes with correction to date from September 11 to September 8, was made, seconded and carried by a vote of 6 for, 0 against and 1 abstaining.

3. Treasurer’s Report

St. Charles Checking	-488.30
St. Charles Capital Restricted	\$26,500.00
St. Charles Money Market un-restricted	\$51,127.58
Total St. Charles Money Market	\$77,627.58
Total Checking and Savings	\$77,139.28

A motion to approve the Treasurer’s report was made, seconded and carried by a vote of 7 for, 0 against and 0 abstaining.

Mrs. Jauch will begin preparation of the 2009 budget and Jane Hankison is reviewing our 2007 books.

4. Committee Reports:

Covenants:

Mrs. Greenberg reported via e-mail that the few minor covenant issues have been satisfactorily explained or corrected. It was determined that political yard signs are not in violation of any covenant. The resident survey on Covenant Potential Improvements went out in the October Newsletter with an October 31, 2008 return date to Secretary, Sue Nelson.

Landscape and Maintenance:

The bridge that washed away during the recent storm has been returned to its original position and secured. The sprinkler system on Arboretum has been

shut down and pond aerators will be shut down by the end of the month. Some downed trees that were blocking the trail behind the Villas have been cut up to clear the trail. New trail maps are being drawn up. A motion to have the grass cut at an uninhabited home was made, seconded and carried by a vote of 6 for, 0 against and 0 abstaining.

Safety and Security:

Mr. Jaxon will be checking the Sheriff's website to keep informed on area vandalism. He will also be making periodic checks on vacant homes in the neighborhood. Mrs. Murphy supplied Mr. Jaxon with a list of neighbors who are interested in being part of the Neighborhood Watch Program.

Pool:

Mrs. Murphy will be meeting with our current pool management company as well as several others. Mr. Greenberg will assist Mrs. Murphy with drawing up the contract for next season.

Clubhouse:

The carpet in the clubhouse has been cleaned, but some of the stains did not come out. Mr. Safbom reported that there will be a two day rental on October 17 -18 for a wedding. Mrs. Murphy did a study of phone services for the clubhouse. An AT&T package, priced at \$23.00 per month, was selected.

Social:

The Huff 'N Puff had a very small turnout this year. It was suggested that better advertising and T shirts for participants might increase interest. The next Ping Pong Social will be held on November 29, 2008 at 7:00 PM. December 7th is a likely date for Santa's visit.

Architectural:

Mr. Johnson had no report for this month.

Publicity:

Mr. Jaxon reported that he has posted the approved minutes from August on the web site. Also posted is the new Kane County Nuisance Ordinance. He is also working on converting the Architectural Review Application into an input form for the member's only section.

Environmental:

Mr. Dirks met with the Resource Conservationist from the Kane-DuPage SWCD regarding the status of our SSRP award. A document was signed by Mr. Dirks authorizing the SWCD to get the necessary permit from the Army Corp of Engineers. Several trees around the clubhouse will receive root feeding. This will complete the 2008 prescribed treatment of trees. Mr. Dirks also consulted with several homeowners about treatment of chlorotic oak trees on their properties. A meeting was held with consultants from the

Conservation Foundation regarding formation of a group of HOA's devoted to maintaining the health of Ferson Creek. Mr. Dirks has also accepted an invitation from The Morton Arboretum to represent WHOA on a board that will advise the Arboretum on how to provide natural resource information and support to homeowner associations.

5. Other Business:

A. 2008 Goals

Mr. Miller distributed a monthly monitoring of goals showing that most major goals have been completed or nearly completed.

B. Nearby Property Development

Nothing new to report.

C. Infrastructure

The planting at the front of the clubhouse has been completed for this year. Next spring the remaining landscaping will be put in place.

6. Newsletter Items:

7. Adjournment:

A motion to adjourn was made, seconded and carried by a vote of 7 in favor, 0 against and 0 abstaining. Adjournment was at 9:45 PM.