

**The Windings of Ferson Creek – Homeowner’s Association
Approved Minutes of the December 11, 2006 Board Meeting**

Homeowner’s Comments: There were no homeowners present.

Attorney’s Comments: Greg Hoskins attended the meeting to explain the annexation process to the Board Members.

Meeting of the Windings Board of Directors was called to order at 7:51 PM.

Present: Bill Miller, Pat Greenberg, Susan Nelson, Douglas Dirks, Red Engel, Greg Mittman, Butch Safbom, Patrick Johnson, and Paula Jauch (via telecommunication).

Review and approval of the November 11, 2006 Meeting Minutes. A motion was made to approve the meeting minutes. The motion was seconded and carried by a vote of 9 for, 0 against and 0 abstaining.

Treasurer’s Report: The following was reported by Mrs. Jauch. Checking balance \$1,536.93, savings balance \$38,230.69, savings/restricted \$26,500.00, total \$66,267.62.

Committee Reports:

Covenants: There were no new covenant violations to report.

Landscape and Maintenance: Mr. Safbom is negotiating a new parking lot snow plowing contract. The treatment for pond leaks seems to be working and will be continued. New chandeliers have been hung in the clubhouse and a long standing drainage problem on a resident’s property has been resolved. A motion was made to renew the TruGreen lawn care contract. The motion was seconded and carried by a vote of 9 for, 0 against and 0 abstaining.

Security and Safety: “Children Playing” signs have been erected. Mr. Mittman is working on getting the Neighborhood Watch program underway.

Pool: There was no pool report.

Clubhouse: Dates for clubhouse rental are now open for 2007. Rental fees will be \$50.00 beginning January 1, 2007. Electrical connections in the kitchen are being checked.

Social: A table tennis social is scheduled for February 24, 2007. The Easter egg hunt will be held on April 7, 2007. Dates will be advised for the garage sales in May and for the fishing derby in June.

Architectural: Mr. Johnson had nothing new to report.

Publicity: Mrs. Jauch had no publicity report.

Environmental: Weather conditions forced the planned controlled burn to be postponed. Mr. Dirks is investigating a tree monitoring program as well as a project to plant native grasses and bushes along a portion of Ferson Creek.

Other Business:

Goal Monitoring: The majority of set goals have been met. Some projects have been deferred until 2007.

Nearby Property Development: B&B Development has begun clearing work in the field across Empire Road.

Emerald Ash Borer: There has been no final answer to this problem.

Budget: A motion was made to approve Mrs. Jauch's proposed 2007 budget. The motion was seconded and carried by a vote of 9 for, 0 against and 0 abstaining.

Newsletter Items: Beginning January 1, 2007 all newsletter items will be made to Jane Hankinson, the new editor.

Adjournment: A motion was made to adjourn the meeting and was passed by a vote of 9 for, 0 against and 0 abstaining. Adjournment was at 8:19 PM.

Respectfully submitted: Susan Nelson, Secretary