

Minutes
Windsor Terrace Board
January 11, 2024

Board Members attending: Susan Rowe, Paul Shea, Frank Sanders, Ed Gil Mickey McCowen, and Kim Raymer, Property Manager

Call to Order/Minutes

Susan Rowe, President

The Board met at Susan Rowe's home. (library closed due to water leak) With quorum present, Susan called the meeting to order at 6:00 PM. Minutes of the last Board meeting were approved.

Property Manager Report:

- Snow removal - Allscape. Noted to tell the plow driver to not block the side driveways with plow mounds.
- Pool leak repaired.
- Noted that the pool deck concrete on the corner opposite from the entry is shifting and cracking again. We will need to get vendor A1 concrete to inspect and make recommendations.
- Quotes are being obtained to replace several leaking gate pool gate valves and move the filter and plumbing to enable better access and function.
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Old Business:

The cleaning of dryer vents was discussed, and it was said that many are taking advantage of the group discount. A letter will be sent to those who have not arranged for the cleaning.

New Business:

- The window replacement for unit 105 was approved.
- The dryer roof vent installation for units 202 and 204 was approved.
- The installation of critter deterrent screen to the chimney cap at 204 was approved.
- The quote and plan from Creekside for the entrance shrubs was approved.
- The request for reimbursement to paint the ceiling at unit 101 was not approved.
- The request for shrubs to be moved and some added for several units was deferred to the February meeting.
- The inoperable vehicle at unit 233 must be removed from the property. Paul will work with the owner.
- Kim was asked to get quotes for removing the damaged chain link fence from the entrance to the block wall.

Resident Comments:

No residents were in attendance.

The meeting was adjourned @ 7:15pm. The next meeting will be February 8 at TBD.