

Windermere Homeowners Association
Board Meeting
October 23, 2023, via Zoom teleconferencing

1. Call to Order: Don Wyatt called the Board meeting to order at 7:06 pm. The following were present:

Chad Ertel - Kirkpatrick Management Company (KMC)

HOA Officers:

Don Wyatt - President (term 1/1/2023 - 1/1/2025)

Greg Estell - Vice-President (term 1/1/2023 - 1/1/2025)

Meg Shanley - Treasurer (term 9/17/2022 - 1/1/2024)

Brian Butler - Secretary (term 1/1/2022 - 1/1/2024)

Erica Wise - Member at Large (term 11/1/2022 - 1/1/2024)

Jason Luebke - Member at Large (term 1/1/2023 - 1/1/2025)

Brent Huber - Member at Large (term 1/1/2023 - 1/1/2025)

2. Review/Approval of previous meeting minutes.
September 2023 minutes were reviewed. Motion by Don, seconded by Meg. Motion carried.
3. Treasurer's Report
 - a. Delinquency Report from KMC –4 items including liens, one cleared off.
4. Management Report
 - a. Dead tree list in process for fall tree removal. 3 dots of bright orange paint to mark the tree needing removed. All Points Tree Service, Oncore, and another were asked to bid.
 - b. Encore, Picasso, ProCare, Landscape Solutions will be sent the landscaping RFP once slight revisions are made (anticipate yet this week).
 - c. All irrigation systems are repaired (valves, backflow preventers) and ready for winterization.
 - d. Received bids from WM and Republic for trash service. Further meetings needed. 40% increase on low bid. WM bid was more than 3 times current cost.
 - e. Working on playground quotes. Will send information to Board for review.
 - f. Violations:
 - 1) Muirfield Trace – Fence violation, send to legal.
5. Old Business
 - a. Playground – received two layout options from CRG for playground options. Brian to engage Play Pros and Miracle Playground of Indiana. Initial options presented are lean on number of items for users.
 - b. Sports Courts – Leslie Coatings to do repair work in spring of 2024, will recoat after repairs complete.
 - c. Received bid for new volleyball posts and installation - \$3,535 from CRG. Going to get price from bidder that put in basketball goals.

- d. Reserve fund study draft report was received. Additional information from HOA to be communicated to update report (incorrect information in draft report).
- e. Irrigation services quote, Board asked for a couple of quotes for a new vendor. No update.
- f. City of Fishers has installed new speed limit signs on standard posts. KMC to reach out to City of Fishers for this situation (not using neighborhood standards). Pond L (Windward Pass & Stillwater Ct.) – quotation for sediment removal. One quote received. KMC to request additional review of pond regarding the sediment removal at the inlet. Seeking bids on other vac truck services for Pond L.
- g. Light post painting should be complete by end of October.

6. New Business - none

9. Adjournment - Meeting was adjourned at 7:51 pm. Next Windermere HOA Board meeting will be November 20, 2023 at 7:00 pm via Zoom teleconferencing.

Submitted by Brian Butler
October 23, 2023