

WEATHERSFIELD SERVICE GROUP VI

MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS, DECEMBER 22, 2017

1. The meeting was called to order by President Jo Bolig at 2:00 pm on December 22, 2017, in The Gathering Place. Present were Directors Ken Benjamin, Jo Bolig, Nancy Fore, Bill Moore, and Bill Simpson. Also present was Secretary Timothy Gura. The Board welcomed visitors and residents: Ashley Frost, Bill Kearney, and Dan Green.
2. Minutes from two meetings—the Annual General Meeting and the subsequent Meeting of the Board of Directors—on November 6, 2017, were approved as distributed.
3. In the absence of Treasurer Hoyt Taylor, President Bolig announced that the current Treasurer’s Report had been posted online.
4. President Bolig requested the Board’s permission to adjust the agenda slightly to permit consideration of the Board’s disposition on the proposal submitted by Criterium-Giles Engineers for a Reserve Study. The Board had assured the membership that any such study would be linked to future priorities. It was moved and seconded that the Board authorize President Bolig to sign the contract initiating the study, at the cost of \$4100. The motion was approved without dissent.
5. President Bolig introduced Ashley Frost, a professional landscape designer with several years of experience with Fitch Creations. Thus, she is thoroughly aware of the challenges of working in the Farrington Village setting. President Bolig and Director Fore had asked her to consider the concerns regarding landscaping raised by some members at the Annual General Meeting. She has reviewed the current contract with Berkeley Property Management and their commitment to Ruppert. It became apparent that any decision about changing suppliers had to be announced, with the reasons for the change submitted in specific detail, prior to October 1, 2018. It was Ms. Frost’s advice that we were unlikely to find a better option for an operation as large as Weathersfield at a comparable price. She advised the Board to focus specifically on providing very clear guidelines about what individual homeowners could do on their own property. President Bolig reported that she had contacted the presidents of all the other Farrington Village neighborhoods to obtain their advice on landscape maintenance and got several positive recommendations.
6. President Bolig asked the Board to consider the “Report of the Ad-Hoc Committee on Fences in Weathersfield,” which had been submitted by Chairman Dan Green, on behalf of his committee (Ken Benjamin, Nancy Fore, Jo Bolig, and Bill Kearney, all of whom were present to contribute to the discussion). Thorough exploration of the report resulted in two major conclusions. First, any use or

construction on common property requires special consideration by the Committees on Architecture and on Lot Appearance & Ground Maintenance pursuant to the submission of a properly completed request from an owner or owners. Second, the Board wants to do nothing to discourage any individual initiative from an owner to improve the property on which the dwelling sits. The Board agreed that the chairs of those two committees (Director Benjamin and Director Fore) would continue to refine the guidelines suggested in the Report from the Ad-Hoc Committee and report back to the Board at its next meeting. President Bolig extended the thanks of the Board to Dan Green and Bill Kearney for their thoughtful and thorough consideration of these issues.

7. It was moved and seconded to approve the request proposed by the residents at 541 and 542 to complete the property improvements detailed in their request. The motion was approved four (4) in favor, one (1) opposed. Directors Benjamin and Fore agreed to provide these residents with guidelines for maintaining the improved areas.

8. Director Benjamin reported that the Architecture Committee had reviewed one request to replace an existing external structure to 538. The request was approved.

9. Director Simpson reported that, with the extensive notifications to the homeowners of the upcoming changes in the WSG insurance policy to become effective on April 1, 2018, the action (to raise the deductible from \$5000 to \$10,000) required homeowners to examine their individual HO-6 policies.

10. Director Moore reported that his committee had received one request for consideration when preparing the working plans with RLT & Associates for 2018.

11. After some discussion, it was determined that the Board would meet next at its regularly scheduled time and place, 2:00 pm on Friday, January 26 in The Gathering Place. It was then moved and seconded to adjourn, which motion passed unanimously. The meeting was adjourned at 3:40 pm.

Respectfully submitted,

Timothy Gura, Secretary
(12/26/2017)