

Windrush Bay Condominium Association, Inc

Minutes of Workshop Meeting

May 14th, 2019

A Board of Directors' Workshop of the Windrush Bay Condominium Association Inc., was held on Tuesday, May 14th, 2019. The president, vice president, treasurer (by phone), and secretary were present. The meeting was called to order at 8:33 a.m.

Others present were: Ashley Moore, Ameritech Association Manager; Patrick Dorch, Maintenance; Jimmy, Laurose Lawns, owner: Doreen Fiorella.

Items discussed were:

1. Landscaping - Jimmy, Laurose Lawns was in attendance for our quarterly meeting with him. Our next workshop meetings with the landscaping company will be Aug. 13th, 2019 & Oct. 27th, 2019 at 8:30. Doreen expressed her concern for the lack of grass in front of her villa. There are several areas in the villa's where the grass isn't growing, in addition to other areas throughout the complex. Recommendations were to not over/under water, replace with new sod, replace with low ground cover including Jasmine & Blue Daisys. Also discussed were the soil samples taken from both good (villa 1 & condo 649) & bad (vills 3, 14 & 30) growing grass areas. Jimmy felt the pH was not high and not a cause of the problem. Concern was also expressed about the arrival and departure time of the crews. Jimmy explained when there's rain the schedule gets thrown off. Our next workshop meetings with the landscaping company will be Aug. 13th, 2019 & Oct. 27th, 2019 at 8:30 a.m.
2. Applications - 615 has a May 15th, 2019 closing, 622 closing in June, 652 under contract - closing in July; rental for villa 17 has an incomplete application, waiting for additional information from the realtor.
3. Building - waiting for a proposal for construction repairs by Homeworks and Stucco work from Sunshine builders to compare with Sam Swinton. Roof repairs on bldg H and Villa 5 by Watertight Roofing.
4. Pool: is fine
5. Work Orders: gutters to be cleaned out, bulletin board plexiglass needs to be repaired by G building.
6. Finance: n/a

Ashley has taken over from our former manager Kathy Hines who has since retired. We reviewed some of the Windrush Bay policies and procedures with her.

There were several units which maintenance was unable to get into for pest control. Ashley will be sending out letters to these units requesting a key.

Adjourned at 9:40 a.m.

Judy Sutherland
WBCA Secretary