

WILLOWBROOK HOMES ASSOCIATION

MINUTES FROM THE MEETING OF August 29, 2023

The Willowbrook Board of Directors meeting was held by ZOOM video conference and attendees were Terry Combs, Claud Hobby, Robb White, Collette Harrison and Dana Anderson. Also in attendance were Buck Heath, Architectural Committee Chair, Bill Barnow, Paint Committee Chair and Karen Johnson, Financial Manager.

The July 2023 meeting minutes were approved with Collette and Claud absent due to technical issues.

Collette and Claud joined the meeting following the vote.

FINANCIAL REPORT

The July 2023 financial report was approved unanimously.

There are no residents with late HOA dues.

STREETS AND LIGHTS (Keith Tully absent)

Terry reported that Vance Brothers will provide the rock and All Pro will complete street repairs by October 1.

Keith has requested to step down as committee chairperson, but will continue as a committee member. A resident is considering taking the position of chairperson, but has not decided as of yet.

LAKES AND STREAMS (Robb White)

Robb reported that Colleen Combs sprayed for weeds on the edge of the ponds. Robb removed 2 large logs from pond #1.

Robb, Terry and Claud will meet with a contractor about the deteriorating rock walls around pond #2 and #3. The exact scope of work will be determined at that meeting. They will also check other work the contractor has done and his insurance status.

PAINT COMMITTEE (Bill Barnow)

Bill agreed to remain as chairperson of the Paint Committee. He reported that all houses have been completed for this year. Roger still has some touch-ups to do.

POOL COMMITTEE (Terry Combs)

Buck has agreed to be the chairperson of the Pool Committee.

Terry reported that Jim Borquin will give him a bid to replace the spa heater after the pool closes.

A small leak was found in a light and it was repaired.

The pool closing date is September 24th with the pool closing party to be held on Saturday, September 23rd. An email will be sent out with more information.

ARCHITECTURAL COMMITTEE (Buck Heath)

One request form was received for landscaping improvements and was approved.

LAWNS, GROUNDS AND COMMON AREAS (Claud Hobby)

Green Lawn will apply a fertilizer and weed control next week.

Any resident who would like to request over-seeding and/or aeration of their lawn can contact Claud or Green Lawn.

Tree trimming along the streets will be done in the winter after the leaves have fallen.

The two new trees at the Antioch entrance will be planted in 2 - 4 weeks.

Sprinklers will be winterized in the middle of October.

The last mowing will be in November.

OLD BUSINESS

None

NEW BUSINESS

It was moved, seconded and approved unanimously to have Terry Combs serve as President of the Willowbrook HOA, Claud Hobby will serve as Vice President and Collette Harrison will serve as Secretary / Treasurer.

Collette Harrison will serve as chairperson of the Architectural committee.

Dana Anderson will serve on the Streets and Lights committee.

The Board discussed the possibility of creating a Technology & Communication committee to update and manage the Willowbrook website to make it more user friendly. Dana agreed to explore the possibilities of this committee.

The next Board meeting is scheduled for 9/27/23 at 7:00 PM by ZOOM video conference.

Respectfully submitted,

Kathy Heath