

MINUTES OF THE July 1, 2020 SHADOW BEND BOARD MEETING

The teleconference meeting was called to order at 7:30 p.m. with all Board members in attendance. Our representatives from Villa Management, Keith Heuberger and Kathy Materniak were also in attendance. The Financial Reports from May 2020 were previously emailed to all Board members for review. Minutes from the March 4, 2020 executive session and Board meetings of May 6, 2020, June 2, 2020, and June 17, 2020 were all approved.

Complaint Hearings - none

Architectural Modification

- 204 Shadow Bend Drive – replacement of driveway – ratified and given until July 21, 2020 to complete
- 210 Shadow Bend Drive – replacement of driveway – ratified
- 325 Forestway Lane – installation of backyard fence enclosure - ratified

Management Report - none

Old Business

- Replacement table & chairs for the Clubhouse was tabled
- Best Lawn proposals #220110 @ \$15,970.00 for landscape work throughout Shadow Bend and #220111 @\$3925.00 for the rear area between 244-250 Woodmere where trees were removed was accepted by the Board.
- Davey Tree proposal @ \$725.00 for a tree in the rear area of 244-250 Woodmere where trees were removed was accepted by the Board.
- Board awarded landscaping bid @\$3955.00 to Winters for work at rear of 167-169 Shadow Bend Drive.
- Board ratified the Master insurance policy renewal with Farmers Insurance.
- Board ratified pool closure for the 2020 summer pool season due to COVID-19
- Board awarded bid to Capps Plumbing for basement water seepage issues at 302 Oakwood & 325 Forestway at a cost of \$9500.00 per unit. Board awarded bid to Capps Plumbing for window well drainage work at 256 Woodmere at a cost of \$3258.00. U.S. Waterproofing also submitted bids for work at 302 Oakwood and 325 Forestway but were more costly.

New Business

- The Board agreed to purchase "Kid Alert Guards" for each cul du sac (6) at a cost of \$26.98 plus tax for each.
- The Board is looking into rubberized playground mat installation - management is obtaining quotes.
- Best Lawn proposal #220201 was tabled and being sent back to Best for re-pricing due to work adjustments.
- The Davey Tree proposal for tree removal behind 302 Shadow Bend/301 Oakwood has been tabled pending further review of drainage issues in the area. In addition, management will obtain a competitive bid from Beinlich/Sunrise Tree Service.
- 193 and 195 Stafford requested an extension on the replacement of their driveways due to financial constraints by the homeowners. Board agreed that if the homeowners produced an executed contract for replacement in Spring 2021 the extension would be granted.
- The Board approved the landscape committee members – Denise Kennedy, Nancy Bartz , and Praveen Padmanaban.

The Board entertained questions from homeowners in attendance during the open forum.

Meeting was adjourned at 8:39 p.m. Next meeting will be August 5, 2020 via teleconference or at the Clubhouse to be determined at a later date in consideration of COVID-19 rules.

Submitted by,

Denise Kennedy, Secy.

