

WingHaven Residential Owners Association Board of Directors Meeting – February 20, 2017

The WingHaven Residential Owners Association Board of Directors Meeting was held on Monday, Feb. 20, 2017 at the Boardwalk Corporate Center in the Community Room. In attendance were Directors Dale Kling, Ken Albridge, Yvonne Wilson, Michelle Wilson, and Bill Halley. Mike Bronowicz was excused. Also present were Barbara Murray and Ingrid Schaeffer from CMA.

Closed Hearing Scheduled

A closed hearing was scheduled for 5:30 p.m. It was requested by the resident to be re-scheduled for another time. This will be moved to the Executive session and discussed by the Board members during that time.

Call to Order

The meeting was called to order by President Dale Kling at 6:00 p.m. This was followed by the Pledge of Allegiance.

Agenda

A motion was made by Director Albridge to accept the agenda. It was seconded by Director M.Wilson and approved by all.

Meeting Minutes

A motion was made by Director M.Wilson to accept the minutes from the meeting held on Jan. 16, 2017. It was seconded by Director Halley and approved by all.

President's Comments

President Kling welcomed our special guests...Mayor Bill Hennessey, Councilman Rick Battelle and John Haman. He also introduced our guest speaker, Matt Ament, the Permitting Manager from Mobilite. He welcomed the WingHaven residents who were attending the meeting and introduced resident Bill Wilkerson. Bill has volunteered to be the Chairman for the Neighborhood Watch program. President Kling also introduced Cheri Held, a resident and voting member from Boardwalk Park, who is trying to collect email addresses from her community in order to enhance communication between her community and WingHaven Residential Owners Association.

Resident Q & A Session

Question 1: When will the O'Fallon Police station be completed?

Answer: It will be completed in August 2017.

Question 2: Why did the City Council members vote to use Republic for trash hauling?

Answer: This was answered by Rick Battelle and John Haman. They said that the three companies being considered had presented their information to the Council members and Republic showed that using them would be more beneficial to the City in the future. Mayor Hennessey disagreed and at the council meeting, voted against Republic. The

majority vote, during the City of O'Fallon council session, for Republic passed and Republic got the trash hauling contract.

Special Guest

Mr. Matt Ament, Permitting Manager from Mobilite gave a power point presentation with information regarding new 'data transport' capabilities through his company. His company wants permission to attach their equipment to one light pole located at the entrance to the Enclave apartments. The O'Fallon council members, who had already been approached by Mr. Ament's company, asked and answered questions regarding the plan, along with the residents and Board members. Further discussion allowing Mobilite to put their equipment on WingHaven light poles will be taken up in the Executive Session.

Treasurer's Report

Director Albridge reported that our January income of \$10.2K starts us just over average. Our January expenses of \$4.6K came in under average. Insurance expenses occur in April. We will be watching alley expenses to insure that we keep it under control. For 2017, we are looking forward to a great year and running a surplus. As always, any questions can be emailed to Director Albridge. His email address is listed on the WROA website---www.wroa.info.

Committee Reports

Events – Director M.Wilson reported a successful winter Pub Crawl held Jan. 20, 2017. Events at the Park & Gardens will begin in May. The first WingHaven event will be a concert at the Park & Gardens and the next concert will be held on June 24. Volunteers to help at these events will be welcomed. Please contact Michelle Wilson at dzgirl197@gmail.com.

Architectural - Director Albridge reported there was 1 request. It was approved.

Grounds – Director Halley introduced Bill Wilkerson who has volunteered to be the new Neighborhood Watch Chairman. Director Halley has been meeting with David Woods and Shannon Gerard regarding the rules and language pertaining to the Village streets tree replacement plan with the approved 6 types of trees. Individual residents need to get permission from Architectural Review Committee and the approved trees need to be planted 15 feet back from the street. This information can also be found on the City of O'Fallon website - www.ofallon.mo.us.

Beautification – the committee is working with Director Michelle Wilson to clean, paint or replace the mailboxes within the WingHaven community. Michelle has the name of a person interested in doing the repair/paint; he is in the process of being vetted by CMA.

Information for the following two iron works companies will be on the WROA web site.. (www.wroa.info) - Indian Creek Iron Works and Mailbox HQ.

Management Report (CMA)

Nineteen violation letters were sent out by CMA, sixteen residents are with the attorney for collections. \$4,346.28 has been collected for fees from prior years. Two reservations have been made for the use of the pavilion this summer. The iron works companies information will be put on the WingHaven website in order for residents to fix/paint/replace their mailboxes. A motion was made to delay violations to give residents time to take care of this in a timely manner.

MOTION – A motion was made by Director Kling to hold all mailbox violations until May 15, 2017. It was seconded by Director Albridge and approved by all.

The pot holes in Sumerstone have been repaired. Three hundred and ninety (390) late notices were sent out. CMA has received three bids for work on the monument at Falcon Hill and Hawk Run Dr. The three companies are 1) Helotech (verbal bid), 2) Danneger Brothers Construction, and 3) Acculift. The bids will be reviewed at the next Board meeting in March and a decision will be made at that time.

Unfinished Business

Graffiti has appeared at a few places within WingHaven. It was reported to the Master Association and they have acted promptly to clean it up.

Adjourn – a motion to adjourn was made by Director M.Wilson and seconded by Director Halley. It was approved by all. The meeting adjourned at 7:28 p.m.

Respectfully submitted,
Yvonne Wilson
Board Secretary