

CLW II TRUSTEE/HOMEOWNER MEETING MINUTES - 01/09/2017

Start Time: 5:30 pm
End Time: 7:38 pm

Trustees Attending: K. Brown
M. Hoyt
L. Lee
K. Payne
E. Ruegg

H/O Attending: S. Bagby
L. Gremli
J. Kray
C. Lyons
K. Scheer
G. Thomas

1. The November 3, 2016 meeting minutes were read and accepted.

Due to a meeting time error on the website calendar, the meeting convened at about 5:30 to accommodate the residents attending to address property maintenance issues. See Property Upkeep under New Business.

2. Financial Update

The balance in all accounts as of 12/31/2016 was \$161,904.46.

3. Old Business

a. ACC Update & Compliance Violations (Joel)

The ACC reviewed 72 requests in 2016.

Paul Wells: The house color is okay but trim color still must be approved and the paint applied only to permitted trim boards. Other boards must be painted to match the house. Work must be completed by June 1, 2017.

Anna Williams: Nothing new.

b. Common Grounds Update/Pool:

Pool (Keith)

13 anchors were replaced on the pool covers. New bulletin boards are needed. Keith purchased 6 new trash containers with better lids to keep insects away.

Common Grounds

(Eric)

The grass on the common ground east of the clubhouse damaged by the "lawn job" last November has been repaired. Eric spoke with the responding officer about getting reimbursed by the perpetrator. The police will go after him, but don't expect any money from him (based on past experience with the man).

(Keith)

The easement and W-9 were signed mailed to Roxanne Williams, Ameren Missouri on 1/6/17 for the sum of \$640 for an electrical easement, 10 " wide on common ground designated as 825 King George Ct. Payment to CLW II to follow.

c. Delinquencies (Eric)

Kyle Kombrink: We have a judgment for delinquencies through 2009 and liens against the property since then. Our attorney feels we should start foreclosure procedures on the liens and judgment to force payment.

4. New Business

a. Resident Input

i. Newsletter

The newsletter will be printed in color to show the seasonal decorations better and will go to the printer in mid-January.

ii. Ice Rink

A resident requested permission to build an ice rink on the common ground behind his home. It would be removed in the spring. Due to liability issues and potential damage to the common ground, the request was denied.

iii. Property Upkeep

A group of residents formed what they are calling the Community Neighborhood Revitalization Committee because of concerns about the lack of interest in maintaining and/or improving the homes in our subdivision, particularly the cedar terrace homes. The attendees discussed their concerns, vision and expressed their desire to work with and support the CLWII Trustees and The City of Manchester on efforts to revitalize our unique subdivision. Attendees were: Sandra Bagby, Linda Gremler, Cindy Lyons, Kirstie Scheer and Gal Thomes.

iv Annual Board Meeting

The annual Board Meeting will be held at 7:00 pm, Thursday, March 9, 2017, in the Manchester Courts Building.

Respectfully Submitted,

Lynn Lee
Secretary/Trustee