

COUNTRYLANE WOODS II

OCTOBER 2023 TRUSTEE MEETING

09 October 2023 / 7:00 PM / CLWII CLUBHOUSE

Trustees in attendance: Eric Ruegg, Murray Hoyt, Nikki Buechler, Cindy Lyons

Residents in attendance: Jerry Bennett, Steve Sommer, Joel Kray, Terry Roberts

AGENDA

Call to Order

The meeting was called to order by Eric Ruegg at 7:01 PM.

Reading of Previous Month's Minutes (Buechler)

Minutes Read and approved.

Treasurer's Report as of 9/30/2023 (Hoyt)

- Operating Account Balance: \$49,260.66
- Reserve Account Total Balance: \$155,958.84
- Playground Fund: \$10,000.00
- **Total: \$215,219.50**

OLD BUSINESS

1. Architectural Control Committee Updates and Compliance Violations (Kray)

- 71 total reviews for the year.
- New tan colors approved for submission to the website alongside the existing list of approved and disapproved colors.
- Shed on Sandpointe under review; owner asked to submit plans for Manchester approval, including rock pathways.

- Discussion on shed approval process being in line with Manchester codes. Joel and Eric will meet with Manchester on safety standards for CLWII shed requests.
- Trustees approved the use of a cement fiber board product called Allure in response to a resident's request to resolve bird-related siding damages.
- Trustees requested owner on Beacon Woods to clean a white vinyl fence; a second letter to be sent with a deadline for cleaning. If no response, owner will be fined.

2. Common Areas (Ruegg)

- Eric has identified three dead trees that need removal, working with Lawn Enforcement to address this.

3. Delinquencies (Hoyt)

- Nothing new to report.

4. Pool (Lyons)

- Eric, Cindy, and Murray will review the new pool contract with Unique Pool Management by the end of this month.
- Work scheduled for the lap pool pump and/or motor, and relocation of the chlorine tank to the outdoor pool shed.
- Repair of lap pool skimmer will hopefully fix a leak issue.

5. Clubhouse

- Air Conditioner Replacement - Eric has one bid and will obtain one more for possible replacement this year.
- Upcoming Rentals
 - Saturday, October 14th
 - Thursday, October 19th
 - Saturday, October 21st
 - Monday, October 23rd

6. Playground (Buechler)

- Nothing new to report.

7. Communications (Buechler)

- The October - December newsletter is complete and has been sent to the printer.
- The website and online calendar have been updated.

8. Events (Buechler)

- A new event for residents to gather at the park on the first Friday of the month has been added. Further details will be highlighted in the newsletter.

NEW BUSINESS

1. 2024 Budget Letter

- Complete and will be included in the newsletter as an insert.

2. Children on Motorbikes along Creek

- A resident has requested the placement of a "Private Property" sign at the entrance off of Country Stone and repair of a cable.
- This is not our property or cable, but a more prominent article was placed in the newsletter addressing the motorbike issue.

3. Political Signs/Flags

- A resident questioned whether hanging a Trump campaign flag in a garage window violates the sign policy. Campaign signs are allowed.
- Residents with questions about signage are advised to contact the City of Manchester for guidance: <https://ecode360.com/27997001>

4. Preparing for the November 2024 - January 2025 Board member terms ending

- Many trustees plan to step down after their terms expire in November 2024 or January 2025. New volunteers are needed to maintain current services, and information will be provided in the next newsletter and through individual letters after the new year.

5. Clubhouse Cleaner

- The clubhouse cleaning person is retiring after nine years, and we are seeking someone interested in cleaning the clubhouse after rentals.
- Anyone interested in this paid position should contact the trustees.

Meeting adjourned at 8:10 PM.