

THE WOODS OF WIMBLEDON
BOARD MEETING
JULY 5, 1995

The Board of Directors did not meet in June, 1995.

The July 5, 1995 Board Meeting was held at the home of Dick Michael. Neil Backes called the meeting to order at 7:45 p.m. Board members present were Neil Backes, Max Allen, Juan Septien, Sharon Morgan, Dick Michael and Ann Dowell. Members absent were Dave Cooper and Mike Harvard.

Barbara Hine of the Architectural Control Committee was present to give the monthly ACC report. See Activity Report attached. There was discussion regarding Mr. Germenis plan to buy the empty lot adjoining his property from Mr. Ackerman and whether the empty lot and his residence would be considered one property or two. Neil Backes will discuss the legality of this question with Jeff Ewalt, our attorney. It was noted that Mr. Germenis would like a decision as soon as possible.

Due to the fact that Barry King is resigning his position on the ACC, the ACC asked the Board to suggest a replacement member for the position. It was suggested that one Board member be a member of the ACC each year. This would be for a one year term and would be a rotating position. Dick Michael volunteered to be the rotating Board member on the ACC for the remainder of 1995.

The minutes from the May 10, 1995 Board Meeting were read. Dick Michael made a motion to accept the minutes as read. Max Allen seconded the motion. All were in favor. Since the June Board Meeting was not held there were no minutes available for presentation.

The Treasurer's Report for May and June were presented by Dick Michael. Since no meeting was held in June, the May minutes were presented at the July meeting. Juan Septien made a motion to accept the May Treasurer's Report as read. Ann Dowell seconded the motion. All were in favor. Sharon Morgan made a motion to accept the June Treasurer's Report as read. Juan Septien seconded the motion. All were in favor.

Legal Updates - In regard to the deed restriction amendment/fence height issue, a survey was to be drafted by Mike Harvard. Mike was not present at the meeting thus we are still pending a survey on the deed restriction amendment/fence height issue. Plans are to include this survey in the general Woods of Wimbledon newsletter survey.

In regard to the Frankoff payment resolution, Neil will contact Jeff Ewalt and have him call Dick Michael. If need be, Neil and Dick will have a meeting with Jeff Ewalt. It was discovered that the Frankoff's still owe approximately \$575.00 in penalties and interest depending on what Jeff Ewalt told them when he represented the Board's position to them.

Max Allen was commended on the superb job on the new lights at the entrances to the subdivision. Ann Dowell reported that there were complaints that the light posts were too obvious and some additional landscaping on Mittlesteadt was needed. Ann will contact Greensprouts for an estimate on adding some shrubs to help conceal the light posts on Mittlesteadt and Strack.

Deed Restrictions - Dave Cooper was not present. Neil Backes will check with Dave to find out if letters have been sent regarding the chain link fence on Westerham and the 7 ft. fence on Benfer. If the letters have not been sent Sharon Morgan will get the information from Dave and send the letters immediately.

**WOODS OF WIMBLEDON
ARCHITECTURAL CONTROL COMMITTEE**

ACTIVITY REPORT

July 5, 1995

1. Bert Ault, 14907 Benfer New Roof - Using pre-approved materials

2. Richard Michael, 15022 Marlebone Add Skylight to Roof - Approved

3. Peter Germenis, 5111 Wightman Combine lots & add building, pool - Under Review
(Need feedback from N. Backes regarding legal
consultation)

4. Resignation of Barry King Need Board's Recommendation for Appointee

5. Minimum Standards for Mailboxes Committee will draft for review