

Willowbrook Estates Community Association 1,2,3

Meeting Minutes for October 15,2020

7:07PM Meeting called to order

Boards Members in Attendance

Ray Peterlin (President)

Dwight Dwornik (Treasure)

Denise Gray (Board Member)

No Homeowers in Attendance.

Pay Peterlin read the September 17,2020 minutes.

Dwight made a motion to accept the minutes and Denise Gray second the motion.

Christopher Minnelli our Lawyer sent a letter to 3 homeowners that owe the Association money.

Charges on accounts that are overdue will start on January 1,2021.

The association has spent 60,800 this year on improvements and to contractors.

Pay Peterlin and Dwight Dwornik,will make an appointment with ARMS about understanding our finances, which don't all add up.

Inquire if there are any group homes in Willowbrook 1,2,3 and if s can we charge up to \$750 for association fee on Lot Redacted

Pay Peterlin motioned to increase \$750. Starting January 1,2021.

Pay Peterlin will send a email to all boards for vote.

Denise Gray made a motion and Dwight Dwornik 2nd the motion.

New Business

Would like to paint all entryway signs before cols weather.

Raise the association fee for the Year of 2021 of \$25.00

Remove Swans because they are going into the homeowner's yards.

Mail letters to all homeowners for new board members.

Pay Peterlin, Dwight Dwornik, Denise Gray, will stay on the board for the year 2021.

ARMS will send letters to all homeowners about the special assessments to pay for the replacing the fence around the lake and on Klemme and Burville

Remove deck on the clubhouse and just having steps built.

Replace or fix the walkway to the entrance of the building.

Meeting Adjourned 8:10 PM

Submitted by,

Denise Gray