

OFFICIAL

WINDJAMMER VILLAGE OF LITTLE RIVER BOARD OF DIRECTORS MEETING SATURDAY - JULY 12, 1997

The meeting of the Windjammer Village Board of Directors was called to order by Pete Vogelberger, President, at 9:00 AM in the Clubhouse. Board members present included Pete Vogelberger, Carmella Flaherty, Bud Lamson, Bob Doty and Bud Culver. The President lead all present in the Pledge of Allegiance.

Hannah Spalding read the minutes for the meeting of June 14 which were accepted as read.

John Yonkers, read the Treasurer's report for June which showed a closing balance of \$192,507. The report is attached to these minutes.

STANDING COMMITTEES:

All reports, with the exception of the Architectural Committee, were deferred to the annual Property Owners meeting to follow at 10 AM on this date.

Architectural Chairman Bill Stenner reported that Ray Collins of 16 Plantation Circle had submitted house plans, strung the lot, paid the \$200 construction fee, and had dues paid up to date. The Architectural Committee approved everything with the exception of the brick was felt to be too light. Mr. Collins said he would be in town shortly to deal with the objection. Pete Vogelberger moved that the plans be approved pending solution of the brick color. Bud Culver seconded the motion and it was approved.

Mr. and Mrs. Sanford applied for an addition to their home and provided a \$200 check. The addition is within the setbacks and was approved by the Architectural Committee except for the proposed vinyl siding which was too light. Mr. Sanford claimed at least 11 houses in the Village had the same color although this was a new type siding that he wants to use and it is not available in darker colors. Bud Lamson moved that final approval be subject to the Architectural Committee resolving the siding color problem with the Sanfords. Bud Culver seconded the motion which was passed by the Board.

Mr. Fossum has applied, on behalf of his ill mother-in-law, Betty Loder, to build a 10' X 8' addition for a bathroom on the Loder home at 2252 Vereen Circle. Since dues are up to date, the fee is paid, the addition is within the setbacks and is the same color as the existing structure, Bud Culver motioned that the Board approve the plan per Architectural Committee recommendation. Bud Lamson seconded that motion and the entire

OFFICIAL

Board approved it.

Mr. and Mrs. Stegville submitted a plan and a variance request for a 5' X 7' enclosure to be built at the rear of their house to accommodate radio equipment and small tools. One objection was received to the variance. The objectors would not even see the addition. The Architectural Committee recommended approval of the plan which goes 7' into the setback. Bud Lamson motioned and Carmella Flaherty seconded approval. The Board passed the motion. The Board should contact the party objecting to the variance to rectify the situation.

UNFINISHED BUSINESS:

A. Complaints - There are 7 new complaints since the last meeting. Twenty-eight complaints, several of which relate to the recently completed lot cleaning, have been closed. We have billed people who did not pay in advance for lot clearing.

B. Compound Expansion - Bob Doty moved that at least two members from each of the Maintenance, Security and Long Range Planning Committees be appointed to a Special Committee for Storage Compound Alternatives to develop a plan to enlarge and manage the storage compound to accommodate current demand and provide for some future growth. The appointed committee chairman is Past Board President Hugh Cotcamp. The committee shall keep the Board of Directors informed of its progress by reports at the regular monthly meeting and plan to present its final recommendations at the November 1997 Board meeting. Carmella Flaherty seconded the motion. The Board approved the motion.

C. Manbeck Salary Review - The Board reopened the salary review for Olive Manbeck, cleaning lady. Bud Lamson motioned that there be an increase of \$.10. As no second was received the motion died.

D. The Windjammer telephone book is now available for sale during regular office hours since the bulk of people needing them obtained them from the volunteers.

E. Weekend guard at pool - Our security company is short-staffed and could not provide us a guard for the weekends of the summer as we requested.

MEMBERSHIP INTERACTION:

Leigh Merkle asked about the charge for cleaning a lot and was told it was \$50 per lot.

Chris Rohan, a certified lifeguard in New York, warned that a lifeguard is needed at the pool during July and August due to the large numbers of people using the pool who do not follow the

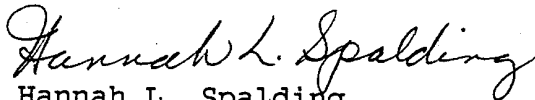
safety rules. Pete Vogelberger promised to look into the idea even though it is late in the season. Pete Vogelberger asked what happened to the plan of the Recreation Committee to volunteer to monitor the pool but received no response from any representative of the Committee.

Jack Evans again warned that speeding through the Village is a severe danger to walkers and other traffic. Bob Dedmon advised us to walk facing traffic although bicycle traffic should be on the same side of the road as motorized traffic. M. Garrison complimented the Beautification Committee for the plantings throughout the Village and her comment was followed by applause.

ADJOURNMENT:

There being no other business, Bob Doty moved and Carmella Flaherty seconded that the meeting adjourn at 9:45 AM.

Respectfully submitted,



Hannah L. Spalding
Secretary
Board of Directors