

Annual Membership Meeting  
Willowcroft Owners Association, Inc.

Minutes

January 10, 2017  
Residence of Sally Ryden  
1841 NW 35<sup>th</sup> Way, Gainesville FL 32605

Attending: Jane Feldman  
Norma Fischer  
Maxine Hall  
Thomas Herman  
Andy Howell (Proxy To Sally Ryden)  
Richard Hord  
Sharon Miller  
Judith Paige  
Anne Rottmann  
Sally Ryden  
Kimberly Spencer  
Sara E. Morton Stein  
Dennis Wyant

Others Present: Eugene Haufler, CAM Cornerstone Property Solutions of North-Central Florida, LLC.

WHEREUPON, Sally Ryden, acting on behalf of the Association, noting that a quorum of the Board of Directors was present, and the meeting was properly noticed, called the meeting to order at 6:11pm.

- I. Minutes of Previous Meeting: There was no quorum present at the 2016 annual meeting, so there were no minutes of the meeting.
- II. President's Report: Sally Ryden went over all of the major issues of 2016, and stated that one of her most sincere concerns was that a procedure be established, and sent out to all members of the community as to what to do in the event the gate gets stuck on the closed position. This concern was echoed by several owners in attendance. Management will work 2with Gainesville Ironworks to obtain any and all information on what can be done to accomplish this and report back to the Board in a timely manner.
- III. New Business:
  - a. 2017 Board of Directors: Nominations were taken from the floor and the following were established as the 2017 Board of Directors: Sally Ryden, Andy Howell, Richard Hord, Sharon Miller and Tom Herman. Jane Feldman made a motion to adopt this slate of Directors. Marty Clendenin seconded this motion. All were in favor and the motion carried.
  - b. Irrigation: Multiple residents in attendance reported on various issues involving the irrigation system. Specifically noted were that (i) The system is watering area that do not require water, and is not watering where hydration is needed, resulting in a loss of

landscaping in the entrance area, and added utility costs. (ii) The water sensor for the community needs to be moved up. (iii) There is a need for a contract for routine inspections and more maintenance.

- c. **Utility Bill:** Jerry Stein reiterated Andy Howell's concern about the utility bill. He stated the case for the Association's consideration of more drought-tolerant landscaping options. Management will assist the Board in reviewing its options again at the next Board meetings. Management was asked to check with the landscaping contractor in regard to the viability of shutting down the irrigation system during certain winter months to lessen water consumption, but without compromising the existing plantings.
  - d. **Picking Up After Canines:** Sharon Miller addressed those in attendance in regard to picking up after their dogs, etc. Some of the issues are occurring due to residents of neighboring crossings through Willowcroft's common area. New bags have been installed in the doggie stations, and the landscaping vendor has replacement bags.
- IV. Motion to Adjourn: Jane Feldman made a motion to adjourn the meeting. Dick Hord seconded this motion. All were in favor. Meeting adjourned at 7:01PM

Minutes taken and respectfully submitted by Gene Haufler