

Minutes of the Walnut Grove Homes Association February 2020 Board Meeting
2/25/2020, 6:30 p.m.
Alicia Ashman Public Library, 733 N High Point Rd, Madison, WI 53717

Meeting called to order at 6:35pm.

Attendees: Liz Fenster, Kim Grimmer, Doug Hyant, Molly, Hyant, Pam Conrad, Charlie Morgan, Jeff Vanderpool, Eileen Goode, Davie Phillips

All other members excused.

Update on Board Membership

Birgitta has decided to step back from the Treasurer position and she has decided to take a step back from the board. She is willing to fully return to the board later in the year if there is a resignation that brings the board below 9 members and will be helping out Molly with some of the treasurer duties as needed.

Discussion of Board Roles and Election of Officers

- Required roles of the WGHA Board:
 - President
 - Vice President
 - Treasurer
 - Secretary
- A general discussion of roles was held.
 - L. Fenster described her work in the role of Vice President in 2019 and offered to continue that work in 2020 or take on more responsibility as President.
 - D. Phillips agreed to continue to serve as the Greenways Chair.
 - P. Conrad agreed to continue to serve as the Block Captain Chair.
 - M. Hyant agreed to serve as Treasurer if elected.
 - J. Vanderpool agreed to serve as ACC Chair if elected.
 - C. Morgan offered to serve in any capacity, including working on social events in the neighborhood.
 - D. Hyant agreed to continue his work on Communications as well as taking on the role of Vice President if elected.
 - K. Grimmer is an attorney and wants to help the board get the dues increase done correctly.
 - L. Fenster asked that a small group form a committee to go in-depth on the dues increase outside of normal board meetings as an ad-hoc committee.
 - E. Goode offered to serve in any capacity, including as Secretary.
 - D. Phillips offered to help if Eileen were to need to miss a meeting
- L. Fenster proposed a slate of:
 - Liz Fenster, President
 - Doug Hyant, Vice President & Communications
 - Eileen Goode, Secretary
 - Molly Hyant, Treasurer
 - Pam Conrad, Block Captains
 - Jeff Vanderpool, Architectural Control
 - Charlie Morgan, Social

- Kim Grimmer and Hayden McCann as board members at large
- D. Phillips made a motion to adopt the slate as proposed, M. Hyant seconded
 - The motion passed unanimously.
- Forwarding email addresses for board members will be set up by L. Fenster
 - J. Vanderpool asks about creating an email inbox for the ACC Chair, will discuss the process with L. Fenster.

Dues Notice

- A draft of the mailed notice was reviewed
 - There is a typo that will be corrected
 - The due date was set for March 30th given the timing of notices going out and will be updated
 - The Board list will be updated to be:
 - Liz Fenster, President
 - Doug Hyant, Vice President
 - Eileen Goode, Secretary
 - Molly Hyant, Treasurer
 - Pam Conrad, Block Captains
 - Jeff Vanderpool, Architectural Control
 - Charlie Morgan, Social
 - Kim Grimmer, member at large
 - Hayden McCann, member at large
- D. Hyant will post on the website, Facebook, and Nextdoor with the dues notice and list of new board members.
- The board discussed the late fee follow up procedures used in recent years.

Greenways

- D. Phillips passed along a pre-payment invoice for Keyman Lawncare.
 - An ash tree must be removed at 22 Spring Wood Circle and the cost will be 2300 if permission is granted by the owner to use their driveway OR 2800 if the driveway cannot be used.
 - E. Goode believes that the residents at the address will be willing to work with the board
 - L. Fenster asks if we might get a second estimate from the company that did previous removal work on Greenway A.
 - Eileen will send Davie a name for a tree removal service who did work for her.
- There is interest in switching mowing service. D. Phillips mentions the possibility of using robotic mowers instead of paying for a service to periodically mow with riding mowers. He will be getting an estimate for this type of mowing moving forward and comparing it against our current service.
 - E. Goode asks what the issue is with the current service
 - D. Phillips explains the mowing is inconsistent and not done as we need.
 - K. Grimmer have we tried to work with other neighborhoods to get lower costs?
 - D. Phillips explains it has been considered but never happened.
 - C. Morgan asks if we have done competitive bids for maintenance?

- D. Philips explains they were done in 2019. The issue with companies is that they want to either mow on a schedule or you pay them not to mow much at all.
 - P. Conrad mentions that in the past neighbors have needed to do it ourselves. This has been an ongoing problem for our neighborhood.
 - L. Fenster asks when we need to make this decision
 - D. Phillips indicates that the decision is needed in place by April
 - P. Conrad expresses concern about possible vandalism of the equipment.

Architecture

- The committee met once since the annual meeting and J. Vanderpool received an overview of how the committee worked in the past.
 - 7226 Colony Drive requested to be able to install solar panels on the north side of the street, it was approved
 - The owners included everything requested by Susan Ames in 2019
- There is a google drive set up for the ACC
 - J. Vanderpool is looking to see if it is linked to the WGHA gmail account

Social

- C. Morgan would like to get ideas on what past events have been done in the neighborhood by the board
 - D. Phillips mentions the Greenway Crawl which was successful in 2019
 - L. Fenster mentions that there has been a volunteer who has stepped forward to organize the 2020 Greenway Crawl, Paige Hawkins
- E. Goode mentions that bringing a dish is a good way for events to happen
- L. Fenster explains the 2019 Greenway Crawl logistics and budgeting
 - Budget restrictions mean that the 2020 crawl will need more neighbor support for the food
- L. Fenster laid out the steps required for events
 - A month's notice to post digitally and hopefully get event details into the first 2020 newsletter

Schedule of Future Board Meetings

- L. Fenster proposes the following months for meetings:
 - April, June, August, October, December, January
 - K. Grimmer: Are there any decisions that must be made before April?
 - Answer from various members: If there are, the chairs or committees are able to act if needed
 - April meeting - date confirmed
 - 4/21 at 6:30pm
 - June meeting - date confirmed
 - 6/16 at 6:30pm
 - August 18th
 - October 20th
 - December 15th (May need to be earlier to accommodate the annual meeting)
- E. Goode motions to move to the every other month schedule, K. Grimmer seconds
 - The motion passed unanimously.

January Meeting Minutes

- D. Hyant moves to approve, L. Fenster seconded
 - The motion passed unanimously.

Treasurer

- M. Hyant asked what information members want from the Treasurer's report at each meeting

Board Reports

- J. Vanderpool discussed his past experience with board meetings and consent agendas
 - Suggesting that officers send reports ahead of the meeting that can be compiled along with action items
- All elected officers are asked to send a short report and any action items for the board to L. Fenster two weeks prior to the next meeting
 - L. Fenster will distribute the compiled reports a week prior to the next meeting

Sub committees discussion

- M. Hyant asks about the sub-committee structure
 - Four committees
 - Greenways
 - ACC
 - Social
 - Bylaws
- Social
 - C. Morgan is hoping for advice on how to get neighbors involved in hosting social events
 - D. Hyant suggests using email and social channels to get ideas for events
 - E. Goode suggests Block Captains may be a good place to start
- Bylaws Sub-Committee
 - Meeting in the off months to ensure a prompt and effective dues increase process
 - Members:
 - Liz Fenster, Doug Hyant, Molly Hyant, Kim Grimmer, Davie Phillips, Pat Delaney, and Mark Schmidt
 - L. Fenster has the past documentation from 2005 and will send them to the new sub committee members

Adjournment – motioned, seconded, and approved at 7:58pm