

**Willow Brook Board of Directors
Meeting Minutes
March 25, 2009**

The meeting was called to order at 7:00 by President Mike Vario. Directors present were: Brian Clinesmith, Rachel Zektser, and Barbara Ellis. Pete Raumann was absent. Also present was Mary Ann Garst, Community Manager, and one homeowner.

The minutes were approved, both the regular minutes and the minutes from the hearing, as corrected.

Jennifer Thomas has resigned from the Board.

Mike reported bulk trash on the island at Buell. It is known who placed it out so the owner can be billed for the removal.

Action Item #1 – Placing the new towing signs will be on hold until the final city requirements will be determined. It was suggested Board members write letters to the mayor and alderman citing the financial hardship on producing these signs.

Action Item #2 – Brian motioned not to put petunias at the front entrance. All agreed.

Mike suggested asking for interest in a garden club for the community on the web site. All agreed. It was also agreed to reimburse Barbara for plants for the pocket garden at the end of Summer. She will plant the flowers.

Action Item #3 – Rachel motioned to table the insurance issue until it was determined what the cost would be if the deductible was raised to \$1,000 and the fence eliminated from property coverage. All agreed. Vote will be by email since the policy expires on April 22, the date of the annual meeting.

Mike will have the recycle schedule placed on the Web site as well as the bulk trash collection dates.

A paving estimate for the area on Buell that holds standing water will be gotten from the same company doing the striping.

Two community members have volunteered to be on the Board – Paula Kingsbury and Marco Carrington. Two new Board members will be elected in the coming election. They will serve three years. Barbara and Rachael have one year left and Brian, Pete and Mike have two years.

The meeting for June, July and August will be held in the new Claggett office at 7540 North Market Street.

The Architectural Guidelines will be revisited and brought up to date using current materials and modifications. Playground equipment, decks, hot tubs, pagodas, fences, solar panels, kiddie pools and sheds will be changed.

The meeting adjourned at 8:50 pm. Submitted by Mary Ann Garst