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**Duplex Council Meeting**

**October 16, 2017**

Attending: 3 Directors and 7 Residents; (9 DC; 1TH) Total: 10

**The meeting was called to order at 7:05 p.m.**

We began the meeting by introducing ourselves and our address. We have some new residents and it was great to see everyone come out for the meeting.

1. **Second Budget Review**
2. Chris met with Diane and Kathleen to review the budget discussed at the last council meeting. After questions were answered, we did not make changes to the budget. We are happy with the budget moving forward. We will continue to put $60,000 a year into the reserves and HOA fees will stay the same, given no unforeseen circumstances.
3. Diane Corcoran reported on the bug spraying issue. Chris got competitive quotes but to spray the houses on Marble Faun that abut the pond will cost $7,000 a season. It would be a continual cost and this would raise our HOA fees over $6 a month per unit. After careful consideration, we decided this was too costly an item and are looking for other ways to resolve the bug issue. We hope to eliminate some of the invasive species that are currently growing out of the forest onto the lawns of certain resident’s homes. We also hope the future plans to dredge the pond will be helpful. Citronella candles were recommended by some residents who live near the pond.
4. **Vote for Directors for 2018**
   1. Kathleen reported that Michelle Hoffmann has agreed to take Lynn Douglass-Olsen’s place on the board for the remainder of the year.
   2. The following residents put their names in to be directors of the DC for the coming 2018 year: Kathleen Tracy, Diane Corcoran and Michelle Hoffmann. Kathleen asked for volunteers from the floor. Hearing none, Theda Marinelli motioned that the slate of directors be approved. Nancy from 11 Haskins seconded the motion. It was passed unanimously. Appreciation was shared for those who were willing to serve.
5. **Safety Issues**
   1. We discussed the current car break-in situation. Residents are encouraged to lock their cars and make sure their key FOB and garage door openers are in a safe place, not in the car. Never leave valuables in the car.
   2. There will be a meeting on Wednesday at the Poquonock Firehouse with the Windsor Police. It starts at 6:30 pm and all residents are invited to attend. Car break-ins will be the agenda.
   3. Residents brought up the issue of cars blocking visibility at intersections while they are waiting for the children coming on the school bus. This is happening in the morning and the evening. Residents are reminded that you need to be 50 feet from the curb and you can’t block cars from passing. If there is a median, cars need to be cleared from the area so cars can traverse safely. The corner of Marble Faun and Walden Meadow is difficult to navigate as visibility is poor without added cars blocking. Your consideration with this is appreciated.
   4. It was also brought up that cars are parking overnight on the street on Haskins Rd. This is a rule violation so please remember that between the hours of Midnight and 6am, you cannot park cars on the street. We have driveways and designated parking areas for that. Avoid fines by parking appropriately.
6. **Vote on the Boundaries**
   1. We still need a large group of owners to vote for the boundaries. Peter DeBisshop went door to door on the weekend to drop off the documents that need to be signed. Whether you are for or against the boundaries, it is important to vote. The sooner we get the required votes, the quicker we can move off of this issue which we have been dealing with for almost 10 years! Please, Vote! If you have questions, please contact Peter or one of the DC Directors.
7. **Issues from Residents** 
   1. A number of people questioned the Bouncy House and another outdoor structure at 20 Haskins. No AAI was submitted so no approval was received. (Standards Committee rep was present.) Kathleen will address this with Elite.
   2. A resident wanted to know if the new umbrellas that were received were stored upright in the Meeting House. Kathleen will check with Chris.
   3. Several residents were having difficulty with cement sidewalk cracks and stairs that are crumbling. (19 Scarlet, 7 Dunbar, 34 Marble Faun.) Kathleen will address this with Chris.
   4. One resident wanted to know if the Windsor Police publicize their dispatch calls. This could be a great question for the meeting at the Poquonock Firehouse on Wednesday night.
   5. Reports of 2 street lights that are still out. One is on the corner of Haskins and Walden Meadow. The other is further down on WM near the pool. They are on town streets and Chris said he would call the town to get them repaired. This has been an ongoing issue so in addition to calling Chris, Kathleen will call the Town of Windsor.
8. **Reminder of upcoming events: Please check the WW calendar as changes can be made.**
9. Vote on Boundaries (It is very important that ALL home owners vote one way or another so we can move this issue forward.)
10. Standards Committee Meeting 10/19 and 11/16 @ MH 7PM
11. Conservancy Meeting 10/25 @ MH 7PM
12. Food and Coat Drive 10/28
13. Yoga on Tuesdays @ MH 6PM (none on October 31)
14. Happy Halloween October 31st. Are you giving Candy at your door?
15. Book Club Meeting 11/2 @ MH 7PM
16. Happy Hour 11/3 @ MH 6:00-8:00 pm
17. Rec and Social Club Meeting 11/14 @ MH 7PM
18. Duplex Council Meeting 11/20 @ MH 7PM
19. Happy Thanksgiving 11/23 Enjoy the family!
20. Conservancy Meeting 11/29 @ MH 7PM
21. **Meeting adjourned at 8:11 p.m.**

The next meeting will be **November 20, 2017** **at 7 o'clock at the Meeting House**. Please email agenda items to Kathleen Tracy, DC Secretary, at least 2 weeks prior to the meeting. (Kathleentracy@sbcglobal.net)

Minutes respectfully submitted by Kathleen Tracy