

Woodlands of Rockton HOA Board Meeting

June 16th, 2025 @ 6:00 pm Talcott Free Library

Present: Mike Bailor, Bob Noonan, Paul Rehfeld, Eric Osberg, Mike Fleming and Ted Thayer

Absent: Mike Selover

Guest: Gene Hermann and Anthony Grawlich

Invoices Paid:	Charlene Stefko / Accountant	\$955.22
	Hermann Landscape / Landscaping	\$1,360.00
	Rock Energy / Utilities	\$43.99 / \$21.00
	Clarke Environmental Mosquito Mgmt. / Biomist 6-5-25	\$402.00
	Total Liabilities & Equity as of May 31st, 2025	\$92,092.53

New Business:

- Home Improvement Application
 - 611 Bremen Place, swimming pool & deck. Approved as presented #25-3
- HOA annual \$200 dues
 - Annual statements sent out last month
- Hermann Landscape - Landscaping & Pond
 - 4 mowings in the month of May
 - All street sign names are completed
 - Requested quote for new diffuser pump. Current 10 year+ pump is worn out and not worth rebuilding. Aeration is a powerful tool for improving the water's health.
 - Postponed adding previously approved Nutrient Management to the pond. It is not a good time for the ecosystem of pond and would remove even more phosphorus.
 - Will start removing dead trees by pond and present new tree planting proposal by next meeting.

Old Business:

- 2 flood lights at Woodlands entrance sign (401 Williamson Parkway) out of service
 - Noticed outage after underground digging from Charter / J&R Underground was done along Williamson Parkway in November 2024
- Woodlands of Rockton Website <https://www.thewoodlandsofrockton.com>
 - Plan to add information regarding mosquito biomist on website
 - add monthly minutes to website

Next Meeting: Monday, July 21st, 2025 @ 6:00 PM Talcott Free Library

Adjourned at 7:05 PM

Mike Bailor