

Woodlands of Rockton HOA Board Meeting

December 15th, 2025 @ 6:00 pm Talcott Free Library

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

Absent: Ted Thayer and Mike Selover

Guest: None

| | | |
|-----------------------|---|-------------------|
| Invoices Paid: | Hermann Landscape / Landscaping – October | \$1,291.00 |
| | Rock Energy / Utilities | \$100.09 /\$23.87 |
| | Charlene Stefko / Accountant | \$599.08 |

Total Liabilities & Equity as of November 30th, 2025 \$111,997.14

New Business:

- HOA annual \$200 dues
 - 3rd and final notices have been sent
 - Approved to finalize delinquent list and send to attorney to proceed with liens
- Hermann Landscape - Landscaping & Pond
 - 1 mowing & mulch leaves in November
 - Removed pond fountain for season, cleaned and put into storage
 - Installed 2 benches near pond
 - 1 snow removal in November
- Woodlands HOA signs x 3 (Williamson & Route 75 entrance, Westport entrance & Pond)
 - No update since last meeting
 - Westport entrance sign has been removed and in for repair
 - Sign on Route 75 & Williamson will be next

Woodlands of Rockton Website: <https://www.thewoodlandsofrockton.com>

Email: thewoodlandsofrockton@gmail.com

Next Meeting: Monday, January 19th, 2026 @ 6:00 PM Talcott Free Library

Adjourned at 6:27 PM

Mike Bailor