

## **Minutes for the Westover Woods Maintenance Association Project Meeting**

**Held on December 8, 2009**

**Attendees: Pete and Trish Jones, Scott Johnson, and Kathy Halada**

**The purpose of the meeting was to determine the special projects that will begin (and hopefully be completed) in 2010 to enhance the value of the living environment in the Westover Woods development. The Conservation Landscape Plan was used as the primary tool in reviewing and prioritizing these special projects. The State of Delaware's grant programs for communities who utilize open space in a more natural and "green" state was also discussed as it may be possible to obtain matching money from the State for improvements to our common grounds.**

**The Conservation Landscape Plan breaks Westover Woods into seven zones. It was decided that zones 6 and 7 were both priority choices, followed by zone 4.**

**Zone 6 is the pond area. Although this area's main function is for stormwater management, it is also one of the first areas a visitor sees upon entering our community. The desire is to make this area more aestically appealing and inviting while maintaining the stormwater management function. Thoughts for this area include removing some/all of the pines along Arielle and Westover Woods. These trees present a long term problem of toppling damage and view encumbrment. The embankments would be managed with a Riparian Buffer, with the applicable vegetation planted. The integrity of the fence also needs to be determined, and fixed where there are problems. The four bushes on the corner of Westover Woods and Arielle Dr. would be eliminated and better vegetation planted – possibly wildflowers that would coordinate with wildflowers planted across the street in the other common areas.**

**Zone 7 is the community entrance. The thought here would be to clean up what can be salvaged and replant – possibly with a wildflower theme. Some type of more eye appealing plant or tree is needed to hide the Deltran facility. The rose bushes between the sign pillars need to be ripped out and replaced by a natural wildflower area.**

**Zone 4 is the Tot Lot area. Although there may be a lot of work that this area needs, the committee limited its discussion for the 2010 year to an entrance to the Tot Lot so that homeowners are aware of how to get to the play area without worrying about walking through a neighbor's yard. The suggestion was to place split rail fencing on each side of an entrance, along with a sign for**

**the Tot Lot. It was also felt that we needed to survey for the exact location of the common ground boundaries.**

**Pete Jones will work with Envirotech to obtain a drawn design for the projects in zone 6 and 7. He will also see if they are able to estimate costs for these projects and if any of them qualify for matching State funds.**

**Scott Johnson will check out the costs of shrubbery and split rail fencing for the entrance to the Tot Lot.**

**Kathy Halada will contact our State Representatives to see if there are any additional State funds (besides the grant program) available for these projects.**

**On three other issues:**

- 1. Pete is obtaining estimates from tree services to eliminate dead trees/limbs from the common grounds.**
- 2. Pete will call the County to see if they can give direction to us on who is responsible for sidewalk upheaval and overgrown trees on the grass located on the roadside of the homeowners' property.**
- 3. Maintaining clear waterways via the storm management projects completed by the State will be a priority for late February/early March.**

**Pete, Scott and Trish, please review and let me know if I missed anything or if there are corrections.**