

Agent Report: March/April 2008

Prepared by Benchmark Community Management

AGENT ACTION ITEMS:

- **Agent has contacted 8 students in WR that are interested in painting the fence on Randal Drive for \$8.00 per hour.**
- **Met with Pyle's Pools to discuss new fountain heads and baby pool sprinkler. Board has approved the purchase of both.**
- **Reserve funds have been moved to Chase Bank in Carmel. CD was not opened due to low interest rates.**

ARCHITECTURAL:

- **Homeowner at XXX Power Drive submitted an architectural request to replace siding, extend their deck and build a sun room. Request has been approved.**

COMMON AREA:

- **Ski Landscape has fertilized and mulched all common areas.**
- **Flood light on the west side of the 106th street entrance was intently kicked. The glass on the light was broken and the fixture broke off from its stand. Agent is in the process of ordering a new light.**
- **Benchmark has been working with John Schumacher from Globe Asphalt, the designer and contractor for the parking pad to be installed adjacent to he AT&T switching station at 106th Street. Design was tentatively approved by Benchmark. Outline of pad will be staked prior to start of construction for Board approval. This installation should prevent further damage to WR lawn by AT & T service trucks. Work is scheduled to start late April, 2008.**
- **Tennis courts nets were installed on April 15.**
- **Cracks that were repaired last year in the tennis courts have resurfaced. Agent has contacted Matt Strom from Leslie Coatings, Inc. Work from last year was not guaranteed. Issue will be put on the agenda for the April meeting.**
- **Irrigations system was turned on April 16. New pump platform was installed by B & B Irrigation to support pump assembly.**

HOMEOWNER ISSUES:

- **Received phone call from homeowner at XXX Shafer Circle. Homeowner noticed several dead fish on the East 106th Street lake. Benchmark contacted Hoosier Aquatics who came out and cleaned up the dead fish. The cause has not been determined Hoosier Aquatics suspects the change in weather.**

- **Several homeowners have contacted Benchmark asking about Tiffany's Landscape. Last year Tiffany's offered WR homeowners a discount on mulch. Benchmark contacted Jeff Burget who has been in contact with Tiffany. Tiffany has provided Jeff with a discounted price. Homeowners have been notified.**
- **XXX called Benchmark and reiterated that he will be making a payment on his 2007 HOA dues as soon as possible.**
- **Homeowner at XXX Power Drive is concerned about the post lights in the neighborhood that are tipping over. Issue will be discussed at the April Board Meeting. Homeowner is also concerned about the ruts in the lawn at the 106th street entrance. Benchmark informed homeowner of AT&T's commitment to repair the area.**

CLUBHOUSE:

- **ARS has repaired the leak in the roof near the heater vent. The vent itself was causing the leak. They are waiting to repair the clubhouse ceiling until they are sure the leak has been repaired.**
- **Two clubhouse rental in March and three rentals in April.**

LAKES:

- **Hoosier Aquatics has started lake treatment as required.**

COMMITTEE INFORMATION:

- **Pool Committee has met on April 15. Rules and calendar have been established. Fliers will be put in mailboxes the beginning of May.**
- **Pool is set to be opened on May 24 @ 10:30 a.m.**

MISCELLANEOUS:

- **February/March Agent Report and approved February Board Meeting minutes have been sent Kurt Snyder for web-site posting.**