

Ashford Lake Property Owners' Association Board Meeting
April 18, 2023

1. Call to Order: Tom Barry

Tom Barry called the meeting to order at 7:12 PM.

Those Board members present were: Tom Barry, Judy Campbell, Nancy Conlan, Don Judson, Ann Milner, Sue Orcutt, Denise Pillion, and Brent Raymond.

Absent was: Paul Brown, Robin Clapp, Lisa McAdam Donegan, and Jason Pufahl.

2. Committee Reports

Roads and Grounds: Tom Barry

Update on the status of the Ashford Lake Dr. Drainage Project

We have received three bids.

- Justin Cyr of JMCYR Construction's bid was \$100,704.59.
- Spencer Schmeelk of P. Willis Construction's bid was \$53,930.00 without tax.
- Brent E. Allen of M&J Vegetation Management, LLC's bid was \$42,500.00 including the tree work.

JMCyr's bid was not within our budget. P. Willis' and M&J's bids are within our budget for Phase I. M&J Vegetation Management gave us a quote and a brief description of the work but not a detailed contract. M&J took some time to providing their quote and P. Willis was prompt to respond.

Sue stated that P. Willis is a local, reputable company that has been around for a while.

Tom stated that P. Willis has done some driveway work for homes on the lake and has a stellar reputation. We will have to get a quote for the tree work if we go with P. Willis.

Judy stated P. Willis does have experience with infrastructure drainage.

Nancy asked about the availability for scheduling. P. Willis may be busy and M&J said he could start in June.

Brent stated that if both are within budget, and we have confidence with the larger bid, we should go with one that we have the most confidence in.

Denise stated she agreed with Brent.

Nancy stated that she was impressed with Willis' detailed proposal.

Don stated that he always likes to save money, but if we have confidence with Willis, we should go with him.

Brent stated Willis has the better business etiquette.

Tom motioned to hire P. Willis Construction to do the Ashford Lake Dr. Phase 1 drainage project.

Sue seconded the motion. All present were in favor.

Tom will ask for the contract be revised to omit taxes and then sign the contract.

Judy asked if we need any documentation from owners on the tree line for trees to be removed.

Tom stated he spoke with the abutting property owner and looked at trees that need to be removed with him. [The homeowner has agreed to removal of the trees.](#)

Judy asked if we have to notify the Ashford wetland agent.

Tom stated that we have to meet with him before the work with the contractor actually starts.

The tree work will be a separate contract. Mansfield Tree will probably be reasonable. If not, Tom will get second quote.

3. Next Meeting

The next Board meeting will be May 2nd on Zoom.

4. Adjournment

At 7:36 PM Tom motioned to adjourn, and Ann seconded the motion. All were in favor.

Respectfully Submitted,

Ann Milner
Recording Secretary
April 26, 2023