

Westwinds Village Inc.

POLICY RESOLUTION NUMBER 1

Relating to Collection of Construction and Demolition Debris

WHEREAS, Article IV of the Bylaws of Westwinds Village Inc. ("Bylaws") assigns the Board of Directors ("Board") all powers and duties necessary for the administration of the affairs of Westwinds Village Inc. ("Association") and states that the Board may do all such acts and things, except those matters that the Board is prohibited from doing by law or the governing documents;

WHEREAS, the Board of Directors wishes to establish standards for the collection of construction and demolition debris and,

WHEREAS, the Board has determined that it is in the best interests of the Association and the Association's members to adopt *Westwinds Village Policy for the Collection of Construction Debris*.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors hereby adopts *Westwinds Village Policy for the Collection of Construction Debris*, as a guide to the collection of construction debris for Westwinds Village shareholders.

Westwinds Village Inc.

RESOLUTION ACTION RECORD

Resolution Type: Administrative No. 1

Pertaining to: *Westwinds Village Policy for the Collection of Construction Debris*

Duly adopted at a meeting of the Board of Directors held: May 8, 2023

Motion by: Dennis Bergman Seconded by: Doug Kubiak

	VOTE: YES	NO	ABSTAIN	ABSENT
Sue Stine President	<u>Yes</u>	_____	_____	_____
Doug Kubiak Vice President	<u>Yes</u>	_____	_____	_____
Gale Grems Treasurer	<u>Yes</u>	_____	_____	_____
Pat Wright Secretary	<u>Yes</u>	_____	_____	_____
Randy Bender Director	<u>Yes</u>	_____	_____	_____
Larry Bass Director	<u>Yes</u>	_____	_____	_____
Dennis Bergman Director	<u>Yes</u>	_____	_____	_____

ATTEST:

Pat Wright
Secretary

05/08/2023
Date

FILE:

Book of Minutes - 20

Book of Resolutions:

	Book No.	Page No.
Policy	_____	_____
Administrative	_____	_____
Special	_____	_____
General	_____	_____

Resolution effective date: May 9, 2023

Westwinds Village Policy for the Collection of Construction Debris

Manatee County definition of Construction Debris:

Construction / Demolition or C&D is defined as: Debris is non-mixed (no garbage) material resulting from construction, remodeling, repair, or demolition of structures. C&D disposal in Manatee County is an open market, which means businesses may utilize the County's contracted haulers, or any other available vendor.

These materials include (but are not limited) to the following:

- *Bricks, concrete, and other masonry materials*
- *Soil (mixed with other C&D debris)*
- *Wood, including nonhazardous painted, treated, and coated wood and wood products*
- *Drywall*
- *Plumbing Fixtures*
- *Non-asbestos insulation*
- *Roofing shingles and other roof coverings*
- *Metal materials incidental to any of the materials above*

Westwinds Village Policy:

C&D will be picked up on the third Thursday of each month. Shareholders/residents must notify office that they have C&D to be picked up by 4:00pm on the third Tuesday of the month. Bagged and/or bundled C&D weighing **less than 10 pounds** will be picked up **free of charge**. C&D over 10 pounds and less than 150 pounds will be picked up for a fee of \$10. Fee must be paid at the office by 4:00pm on the third Tuesday of the month.

Each unit is allowed a maximum of 150 pounds of bagged and/or bundled C&D per month. Each bag and/or bundle may weigh a maximum of 50 pounds. Smaller bags and/or bundles are encouraged but must comply with the 150 pound limit. Materials must be cut to a maximum 4 feet in length. C&D in boxes or in pails will NOT be picked up. Household hazardous waste will not be picked up. C&D that has been registered at the office shall be placed at the curb on the third Wednesday of the month.

C&D greater than 150 pounds:

Debris greater than 150 pounds will not be picked up by Westwinds Village. Shareholders/residents must make alternative arrangements such as but not limited to:

1. Haul the C&D to the Manatee County Lena Rd. Landfill Site at 3333 Lena Rd, Bradenton, FL 34211
2. Waste Management Bagster 1-Count Green Outdoor Polypropylene Construction Trash Bag. Holds up to 3,300 pounds of debris. 8-ft x 4-ft x 2-ft 6-in.
<https://www.lowes.com/pd/Waste-Management-Bagster-606-Gallon-Green-Plastic-Trash-Bag/3198477>
3. Waste Management 20 Yard Roll-Off Dumpster. A 20-yard temporary roll-off dumpster can hold up to 8 pickup truck loads and is ideal for large attic, basement or garage cleanouts and kitchen or bathroom remodels.

<https://www.wm.com/us/en/cpn/temp-dumpster>