

# *Whispering Oaks II*

## *Board Meeting Minutes*

October 12, 2020

### **I. Call to order**

Jason Greenwell, President, called to order the regular meeting of the Whispering Oaks II Board at 7:02 pm on September 14, 2020 at the Whispering Oaks II Clubhouse.

### **II. Roll call**

The following were present at the meeting: Jason Greenwell, Shawn Otto, Jeni Lawrence, Kymberli Madaj, Martyna Warren, Scott Koukola, Chris Graham. Jarrod Cavanaugh and Stacy Scovanner. Karen Wigginton was present by telephone.

Linda and Greg Allaban along with Paul Hannah were present as neighborhood guests.

### **III. Approval of minutes from last meeting**

Kymberli Madaj, Secretary, read the minutes from last meeting and Shawn Otto approved the minutes as corrected, Stacy Scovanner seconded, all in favor.

### **IV. Treasurer's Report**

- a) Martyna Warren did not read the HOA Treasurer's Report. Jason Greenwell and her are to meet and finalize the report for both HOA and email to the Board. Jason Greenwell read the Treasurer's Report for the Pool & Rec.

### **V. Lost a Board Member**

- a) Suggestions for replacement. Marilyn Smith resigned as Facilities Assistant. A Board vote of 4/3 on not adding a new member passed.

### **VI. Project Initiatives:**

- a) Plat Issue - Four outliers remain.
  - 1. Jason attempted to talk with all holdouts.
- b) Community Branding
  - 1. Jason to talk to Kym and get back to the Board.
- c) Entity Merger

1. This is on hold until after Plat issues are resolved.
- d) 5-year Development Plan
  1. Had first meeting. Things are going forward. Jason Greenwell to give update after the meeting.
- e) Welcome packet and process
  1. Kymberli & Stacy to deliver welcome packets, Jarrod to assist with key cards.
  2. Kymberli to find a better copy of Waiver and starting next year, get residents to sign new Waivers, scan, and email Karen on who signs. If none have been received after handing out, Kym to email a follow-up.

## **VII. Front Entrance Update**

- a) Landmill will pay to match current entrance.
- b) We need to determine maintenance needed on current entrance and address Guest Linda Allaban questioned the weeds and if weed killer will be provided. Linda also mentioned the need for removing or cutting back the roses as they are blocking the letters.
- c) Lights & Sprinklers for the new entrance - Stacy made a motion to keep them and Jarrod Cavanaugh seconded. All in favor-Approved.
- d) Development Committee of neighbor volunteers to maintain entrances
  1. Jason Greenwell proposed Landmill match letters on both entrances since the old ones need to be replaced.

## **VIII. Maintenance Projects**

- a) Weed control around clubhouse and entrances: Scott proposed we make a committee with volunteers and one Board chair to maintain entrances and clubhouse. Karen Wigginton suggested a company to do it. Karen to call for quotes before next meeting and email to Jason and Scott. Linda Allaban also volunteered to help maintain the entrance as far as weeding along with Robin Smith.
- b) Scott took care of the ant problem at the clubhouse.
- c) New fans are ordered and will be here the 22<sup>nd</sup> or 26<sup>th</sup>.

- d) Seal and stripe the parking lot - Jason reviewed quotes, Shawn made a motion to go with Libs and Stacy seconded. All in favor - Approved.
- e) Paint the pool - Chris Graham has colors for the pool. The board agreed on Bikini Blue.
- f) Rental Property rule change - Scott to discuss ideas at next meeting.

## **IX. New Business**

- a) Jarrod Compliance Issues
  - 1. Woodshed - discussion amongst the board members. Jarrod Cavanaugh made a motion to have the shed removed and that owner needs to get ACC approval. If he submits the form, ACC will **not** approve. Karen Wigginton seconded the motion. Motion passed 6/3 to have the shed removed.
  - 2. How far do we want to go?
    - a. Flag Poles - Standard size is 20 ft high, location was agreed to be in front yard, American flags only, and must be lit by a light.
    - b. Barking dogs - Send email blast w/covenant to go out within one week.
    - c. Speeding - Jason updated. Research is ongoing on speed humps. Scott will contact the city and report back at next meeting. Kym and Stacy suggested red blinking reflectors for the stop signs, and it will be discussed further at next meeting.
  - 3. Any other issues -
- b) Lights on Jillian,
- c) Yard sale
  - 1. Signs go out Wednesday - Martyna and Jeni to do signs.
  - 2. Dumpster maintenance - Shawn to make sure nothing outside dumpster.
  - 3. Pictures - Kym to take pictures.

4. Reminder on Wednesday and post pictures on social medias.
  5. Shawn to look for no parking signs in clubhouse.
- d) National Night Out - Jennifer
1. 10/6 Kym to post to all social media - looking for volunteers to help with set up and take down. Final meeting on the 28<sup>th</sup> or 29<sup>th</sup>.
- e) Other dates on Calendar - Tabled until next meeting.

## **X. Adjourn**

- a) Scott Koukola motioned to adjourn, and Chris Graham seconded. All in favor. Meeting was adjourned at 9:10 p.m.