

Whispering Lakes Estates  
Home Owners Association Annual Meeting Minutes  
Fire Station #20  
2255 S. Greenwich, Wichita, KS

**Wednesday, November 30, 2016**

Board Members Present: President, Chuck Cooper; Vice President, Vickie Pickering; Secretary, Nikki Shirley; Treasurer, Mike Walker; Steve Bartlett and Paula Shields

Board Member Absent: Mike Sayler

Guest: Krista Williams with HOA Management Services

HOA Attendees: Lance Spence, Russ Pickering, Sheryl and Tony McMahon, Parker Armstrong, Dee and Darren Nighswonger, John and Jason Shirley

The meeting was called to order by Chuck Cooper, President at 7:00 p.m.

**Steve moved to approve the agenda as presented. Mike W. seconded. Vote was unanimous.**

**Paula moved to approve the November 4, 2015 Annual Meeting Minutes as presented. Steve seconded. Vote was unanimous.**

**Financial Report was submitted by HOA Management. Nikki moved to accept the financial report as submitted. Mike W. seconded. Vote was unanimous.**

**2017 Board of Directors:** After sending out a ballot to all homeowners with the following candidates: Mike Sayler, Mike Walker, Vickie Pickering, Steve Bartlett, Nikki Shirley, Tina Sayler, Paula Shields, Parker Armstrong and Jeff Hill, Chuck announced the results of the vote. The 2017 Board of Directors will consist of: Vickie Pickering, Nikki Shirley, Mike Walker, Steve Bartlett, Paula Shields, Mike Sayler and Parker Armstrong.

Chuck reported there will be no change in the annual dues. They will remain \$495.00.

Chuck reviewed the accomplishments for the year:

We approved payment and had an access sidewalk installed on the northwest side of the east lakes so now there is an access sidewalk on both the northeast and northwest corners of the lakes and a mulch path on the southeast corner.

We have finally been able to install some rip rap. The bid was \$40,000.00 to completely do the two east lakes. We were able to afford approximately one-third of this and 850 feet was installed for \$13,000.00.

We have replaced our lake signs that were stolen over Labor Day.

We had a successful pool season.

We have worked on covenant amendments most of the year and they will soon be finalized.

The following neighbors were recognized for their contributions this year:

Dan Holmes—upkeep of our sprinkler system

Steve Bartlett, Lance Spence, Shannon Grate, Nikki Shirley—Pool Committee—no closed days

Mike Maxton—Maintenance of the berms around the east lake plus creation of a new berm on the west side

Tony McMahon—Keeping our directory up-to-date and filing our taxes

Linda Mason—Providing meat and drinks for our Neighborhood BBQ

Mike and Tina Sayler's and Jeff and Julie Hill's children--Spread mulch on the southeast mulch path that leads to the lake.

Michael and Rachel McQuillan for getting the mulch delivered for us.

**Opened Floor for Discussion Items:**

Chuck reminded everyone about the importance of calling the police if you see something that doesn't look right. One of the houses under construction was broken into. Steve reported Hunter's Point has had some issues with crime and would like to share information with us. Steve will contact the president of their board so they can e-mail us and vice versa.

Krista reported the city is going to be going into the creek on the north side of our development and cleaning it up. They are to send letters to the homeowners affected as they may need to be on their property.

Lance asked why we were over budget for Property Improvement. This was due to the installation of the access sidewalk and the rip rap. Some of our retained earnings (which is not show in the budget) was used for the rip rap.

Lance reported the sprinkler system on the west lake is not working. Nikki stated she would contact the installer to make sure it has been shut off and everything is okay.

Tony asked whether or not we will have to pay for the maintenance of the west lakes. Yes, we will be responsible for the commons area around those lakes.

Russ asked if we have considered asking each person who lives around the east lakes to pay for their own rip rap. We have not considered this.

Steve thanked Chuck for his service as president for the last two years.

There being no further business, the meeting was adjourned at 7:48 p.m.

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Nikki Shirley, Secretary