

**Whispering Lakes Estates Home Owners' Association
Board Meeting Minutes**

Wednesday, January 25, 2017, Fire Station 20, 2255 S. Greenwich, Wichita, KS

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

Board Members Absent: Parker Armstrong

Guest: Krista Williams with HOA Management Services

Other Homeowners: Matt Bump and Lance Spence

The meeting was called to order by Vice President, Vickie Pickering at 7:02 p.m.

Agenda: Add "Website" to New Business. **Steve moved to approve the agenda as amended. Mike seconded. Vote was unanimous.**

Minutes: Steve moved to accept the minutes from our November 30, 2016 meeting as presented and Paula seconded. **Vote was unanimous.**

Financial Report: We still have 49 who have not paid their annual assessment. Nikki will send one more reminder by e-mail when she announces the new officers to the community. **Nikki moved to accept the report as submitted. Paula seconded. Vote was unanimous.**

Vickie moved the Open Floor portion of our meeting up so that Matt Bump and Lance Spence could speak. Matt Bump is trying to sell his house and he has buyer feedback that buyers are not interested in buying in Whispering Lakes because of all the cars and trailer at the house across the street from his house. Matt and Lance would like for the board to talk to the neighbors in question regarding this situation. We pointed out that these neighbors are not breaking any city ordinances and as of yet are not in violation of any covenants. We are working hard to get a covenant amendment passed that will address the trailer in the drive-way among other things but it is going to be several more weeks before this process is completed. Vickie and Nikki pointed out to Matt that the association had to deal with the Camaro that sat in his drive-way with a flat tire for several years even after he was asked to move it. This also could have turned off potential buyers in our association. After additional discussion, Vickie and Nikki agreed to visit with the neighbors to ask them if they would consider moving the trailer.

Old Business: We received the attorney's review of our covenant amendments around 4:30 p.m. today. Nikki was able to compare his review with what we submitted and she went through each item one by one and pointed out the minor changes the attorney made. We all agreed we have no issues with his changes. We just need the executive session issue resolved before proceeding. Krista will review with Rodney and get back to us.

Mike states he has our "lake" signs and will set them out in concrete when it gets warmer.

New Business: Election of Officers. Mike Sayler was elected to the board in November but resigned to Krista December 12, 2016. President, Chuck Cooper, did not run this year for the board. Nikki moved to nominate Vickie Pickering as President, Steve Bartlett as Vice President, Mike Walker as Treasurer and herself as Secretary. Mike seconded the nominations. Vote was unanimous.

Vickie would like for Nikki to be added to the account to sign off on invoices. Krista stated she will need a copy of both Steve and Nikki's driver's licenses.

Pool and Lawn Care Bids: We reviewed the bids submitted by Krista for servicing the pool this coming summer from Aquasizers, Personal Touch Pools and Platinum Pools. Personal Touch had the low bid of \$1,810.00 (not including chemicals) and that would include two days of maintenance per week. **Paula moved to contract with Personal Touch Pools. Steve seconded. Vote was unanimous.** We agreed to open the pool the Friday before Memorial Day.

Krista reviewed the bids she received for lawn care from Jayhawk, Proscap and our current provider, Pierpoint Lawn and Landscape. **Steve moved to stay with our current provider Pierpoint Lawn and Landscape. Mike seconded. Vote was unanimous.**

Website: Mike Sayler is no longer able to maintain our website. We need to get this going again as soon as possible. Krista has asked for the logins and passwords from Mike S. but as of yet he has not complied. Krista will talk to Rodney to see if he can get the passwords from Mike S. Mike Walker will talk to Becki Kilgore to see if she might be able to update our website. Paula will speak to her nephew.

Paula would like to see the lot near the Rosewood entrance cleaned up. It has construction debris on it left over from the house that was recently built near that entrance. Krista will e-mail Linda Mason regarding this issue.

We adjourned to executive session at 8:58 p.m. Vickie called the meeting back to order at 9:20 p.m. Nikki asked Paula if she would consider reviving our Newsletter. Asked everyone to be thinking of items to give to Paula for a newsletter. Adjourned at 9:25 p.m.

Nikki Shirley, Secretary

