

**WHISPERING LAKES ESTATES
HOA BOARD MEETING MINUTES
FIRESTATION #20 2255 S GREENWICH ROAD, WICHITA, KS 67207, AND VIA ZOOM**

Tuesday 06/27/2023

Call Meeting to Order

Meeting was called to order at 6:32PM

Board Members Present: Stephanie Avery- Vice President; Matt Tener– Secretary; Juanita Norton– Member at Large; Arwa Armstrong - Member at Large; Lynn Mowder- Member at Large

Board Members Absent: Sara Shaw- President; Angie Hall – Treasurer (Resigned 6/19/2023 via email)

Other Attendees: Parker Armstrong, Vickie Pickering, Darren and Bobby Tewes, Larissa and Wyatt Howard, Randy Loy, Sheryl and Tony McMahon, Nikki Shirley

Guests: Alexia Richards– HOA Management Services

Approval of Agenda: Lynn made a motion to remove the financial review from beneath “Approval of Previous Meeting Minutes” to under “New Business” with Financial Update. The motion was seconded by Juanita and the motion carried. A motion was made by Juanita to approve agenda and seconded by Lynn.

Approval of Previous Meeting Minutes: A motion was made by Juanita to reflect a change in the previous meeting minutes of the data source for the information provided to the neighborhood poll as coming from the Whispering Lakes Homeowner’s Association and not from Linda Mason. The motion was seconded by Arwa and carried.

Committee Reports - Omitted from agenda.

Welcoming Committee - Omitted from agenda.

Pool Committee - Omitted from agenda.

Community Development - Omitted from agenda.

Maintenance Committee - Omitted from agenda.

Old Business- Omitted from agenda.

New Business

Weeds around the pond- There is a solution for weed management around the south pond by Mary Powell with Barnyard Weed Warriors. The rate is \$700 per day with two days expected for weed removal with goats. The benefits are no chemicals, weeds eaten to 6-8 inches to the ground, although some will be laying down or knocked down. The total would be \$1400 for two days of treatment. Other benefits are educational opportunities for children, and a \$1 million dollar insurance policy. The earliest day available is Friday 30 June or 1 July. Other options are \$2,500 Gene, \$4,000 for Dragonfly or \$7,000 for HOA. We currently have \$15,000 in property improvements with \$900 used so far. Unfortunately, the biggest impact has been the water receding which has allowed the weeds to grow out of the control of the lawn company. Once the weeds are back to a shorter height, the lawn company resumes care of weed control.

Lynn made a motion to support 3 days of operations and seconded by Matt – motion carried.

Facebook Page- It has become a site that needs moderation and a means of relaying information that may not be relayed to all community members not on Facebook (FB). Unfortunately, there is no active FB board to help moderate. Although not a conduit for information as intended, it has become a harbor for opinions and not facts. Mediators have been placed on the page, but they are not as proactive as needed due to the size. There would have to be someone actively reviewing comments and pulling them down if they are not in compliance with the posted rules. More conversation needs to be considered for the right way to approach the flow of information.

Financial Review:

Juanita has volunteered to take up the cause to oversee the Whispering Lakes financial business. There is a projected change to reflect our budget with a line-by-line summary to make the report more transparent to the community. There will be two versions available so we can track where the money is being spent progressively, with the additional report starting next month. A tracker would be helpful to know what the forecasted costs toward the end of the year are to understand financial health.

Angie Hall resigned via email and a motion was made by Arwa to have Juanita formally moved to the role of treasurer, seconded by Matt. None opposed and the motion carried.

The time clock for the sprinkler at the swimming pool is inoperative. The cost to replace would be \$300 but Arwa and Parker Armstrong have generously offered a timer of her own to replace the broken equipment. A motion was made by Lynn to replace the pool timer for \$300 unless by the one provided by Arwa works. The motion was seconded by Juanita and carried.

Open Floor for Residents:

Motion made by Lynn to retroactively add Open Floor to the agenda and seconded by Juanita.

Vickie Pickering brought up the concept of posting a speed limit sign similar to comparable neighborhoods. Although these are not enforceable by the city, they may pose as a reminder to exercise caution could we

get signs regardless of whether they are legally recognized by the city? Alexia will research whether speed limit signs are legal to post.

Sheryl made an inquiry if the water source for the front monument will be restored. Unfortunately, the last two summers haven't seen the plants being watered due to a lack of access to water lines since they run through personal property and finding them is impossible. The line is run from the east pond all the way to the monuments. Further research by Manny will be needed to solve the problem.

An announcement for when the goats will be on site will be sent via email and Facebook.

Executive Session: None Required

Adjourn: The meeting was adjourned at 7:33.

Next Meeting: 18 Jul 2023 at 6:30 PM

Matt Tener
Secretary, Board of Directors