

Whispering Lakes Estates
HOA Meeting Minutes
Grace First Church, 14725 E Harry St.

Tuesday, November 19, 2019

Board members present: President – Mike Walker, Vice President – Ory Smith, Treasurer – Damian Avery, Secretary – Linda Hurt, Members – Angie Hall & Sara Shaw

Board Members Absent: Shannon Grate

Guests: Heidi Dunbar

Other attendees: Louis Archuletta, Parker Armstrong, Stephanie Avery, Wyndi Busick, Dale Henley, Bill Hurt, Carol & Randy Loy, Bonnie Pifer, Corey Piper, Nikki Shirley

President, Mike Walker, called meeting to order at 7:28 pm

Approval of Agenda: Linda asked to adjust agenda from new business to review proposed budget -
Motion made by Linda to adjust and approve, Seconded by Ory, All Approved

Approve minutes from October board meeting: **Motion made by Sara to approve minutes, Seconded by Damian, All Approved**

Approve Financial report: **Motion made by Linda, Seconded by Sara, All Approved**

Old Business:

Linda turned in the invoice email for the winter pool cover from Rob at Personal Touch Pools so that we get the locked in price. Our HOA saves over \$350 with him buying now and saving for us until next fall. Discussions about the old mesh cover being turned into shade sails – Sara has seen this done and will investigate logistics further.

Rip Rap was completed on 11/15/19 in 6 different areas of erosion on East pond while steering clear of bad areas where sprinklers need repairs (directly sitting in the shoreline or water – which will happen this spring). We paid out \$6300 to get 290 square feet @ \$22 per foot. It is estimated that around 1025 feet of shoreline will be left to finish (approx. 1/3).

Damian presented the 2020 proposed budget to review. There were several discussions about enlarging reserves and separate accounts, getting a reserves study done and that fee, line item adjustments supported by current monthly costs. The two outstanding decisions were our Lawn care bids and the trash contract up for renew in March. **Sara made the motion to accept the 2020 budget as tentative with adjustments pending, Seconded by Ory, All Approved.** Linda will send the approved budget out to homeowners in December 2019.

Annual meeting minutes are allowed to be approved at the next meeting instead of waiting until next years' annual meeting. **Sara made the motion to approve the annual meeting minutes at the following January meeting, Seconded by Ory, All Approved**

Linda made a motion to skip the email report & survey choices/funding due to time, Seconded by Sara, All Approved

Neighborhood update:

Sending out an informational draft about the survey items to complete along with the funding options available would need to wait until further discussion at the next meeting. Linda wondered if there would be any interest in monthly blog posts on our website – no one supported this idea. Bonnie questioned adding a realtor to our private Facebook group and what if others request to join. Linda mentioned that adding Linda Mason to our group was beneficial since she hosts the yearly picnic and Santa and not because she is an area realtor. It was left to the discretion of the board for future requests of this nature.

No executive session tonight & reminder of no December meeting.

Meeting was adjourned at 8:37 pm

Linda Hurt
Secretary, Board of Directors