

**WHISPERING LAKES ESTATES  
HOA BOARD MEETING MINUTES**

**Tuesday, November 30, 2021, Grace First Church, 14725 E. Harry, Wichita, KS, immediately followed our Annual Meeting**

**Board Members Present:** Secretary, Nikki Shirley; Members at Large, Danny Cunningham and Corey Piper

**Board Members Absent:** President, Sara Shaw; Vice President Jim Bray; and Interim Treasurer, Angie Hall

**Guest:** April Casey, Community Manager, HOA Management Services

**Other HOA Attendees:** Rick and Deb Greenfield, Jess and Michelle Arbuckle, and Darren Tewes

**There was no quorum for this meeting, but it was decided to conduct some discussion without voting or any motions. We will reschedule the meeting for actions to December 7, 2021.**

**Danny began the discussion at 7:23 p.m.**

**Agenda:** Nikki stated the need to add "Rip Rap" to the discussion. Danny, as a member of the Grounds Committee, recommended Nikki take the lead on the rip rap project given she has the historical knowledge as well as contacts and since there has been little to no progress since the last discussion at our October board meeting. Nikki agreed to do this.

**Old Business:**

**Ring Camera:** April has not been able to get the numbers she needs off the cameras. It was decided that she will come out on Wednesday and meet with Corey. Corey will get her into the pool area and will provide a ladder. Nikki stated she thinks there is a different lock on the gate now. Danny contacted Dale and he will provide the key and stated there is a ladder in the pool house.

**Vendor Bids for Mowing and Irrigation Contracts.** April had three bids from mowing contractors: Koala-Tee Lawn Care, Yeisley and A Cut Above, however, the Statement of Work did not specify biweekly mowing and, therefore, April thought our mowing was weekly so she has contacted each contractor to get revised bids based on biweekly mowing versus weekly. April stated she has other properties who use Yeisley and A Cut Above but has no experience with Koala-Tee. Corey stated he could recommend Koala-Tee.

There were two irrigation bids: Apex Lawn Irrigation and Manny's Irrigation. Danny likes Manny's Irrigation. Darren called Manny when he noticed the sprinklers were not running on the new hydroseed around the southwest lake. Manny came out and started the system back up, but then it was watering too much. There are sprinkler heads that need to be adjusted as they are soaking his and Evanson's yard causing overwatering on their yards. Darren was able to get the system shut off a couple of days ago. The system needs to be blown out. April will contact Manny to get a bid to blow that system out. The fill pipe is also not running on the southwest lake and the level is going down again.

Danny stated we need to make sure there is just one point-of-contact person instead of multiple people calling the contractors.

As for the fountains, Danny recommended we leave them on through the winter.

**Report from Committees:**

**Pool:** No representative from the pool committee was present.

**Welcoming:** Nikki reported two new neighbors: Daniel McConnaughy and spouse, 15402 E. Hazel Nut and Dean Cutler, 15306 E. Weeping Willow Cir

**Grounds:** No additional information.

**Development:** Corey summarized that the research on a playground yielded very high costs, so this was not pursued. He would like to see the area northeast of the pool cleared for a possible picnic area. He would like to be on the committee to help with this and feels it should be done this winter as the area has a lot of poison ivy. He would also like to see the entrance monuments upgraded and possibly decorated for the holidays.

**New Business:**

- Danny briefly reviewed the Voting Resolution Amendment that will be carried over to our December 7 meeting
- Date for next meeting also moved to our December 7 meeting

**Open Floor to Comments/Questions:** There were no other comments.

**Adjourned to Executive Session at 8:02 p.m.**

**Meeting resumed at 8:12 p.m. and we adjourned.**

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**Nikki Shirley, Secretary**