

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

Wednesday, October 28, 2015, Fire Station 20, 2255 S. Greenwich

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

Board Attendees: President, Chuck Cooper; Vice President/Treasurer, Vickie Pickering; Secretary, Nikki Shirley; Mike Walker, and Steve Bartlett.

Absent: None.

Guests: Krista Williams with HOA Management Services

Other homeowners in attendance: Mike Saylor.

Took "Elections" off of the printed agenda. I moved to approve the amended agenda and Steve seconded. Vote was unanimous.

Vickie moved to approve the September 30, 2015 minutes as submitted. Mike seconded. Vote was unanimous.

Financials: The financial report, as submitted by Alexis with HOA Management, was attached to our agenda. Steve wondered if we should turn off the pool light. Vickie recommended we wait for one more month and compare what the cost is before deciding to turn it off. Steve moved, Mike seconded to approve the financial report as submitted. Vote was unanimous.

Old Business: Our board ballots were mailed out by HOA Management and Gene Vitarelli's are in—186 votes (62 x 3). Krista will let us know who will be on the board shortly after November 2.

New Business: Set up the agenda for the annual meeting:

- Announce the 2016 Board
- Announce our 2016 dues
- Ask for approval of minutes as attached to the agenda
- Krista will ask Heidi to come up with a financial report to present
- I will give a summary of new houses built
- I will ask Linda Mason to come and talk about future plans
- Review the accomplishments of the year—pool open all season with no closings, have gotten new lake signage bids, hired HOA Management.
- Open floor for discussion

We asked Krista to get a bid to replace the mulch entrance from Rosewood to the lake with concrete and include a bid to build a new concrete entrance to the lake from Rosewood, just north of Lot 35, Block 1. This would give us three concrete entrances to the lake. Mike will send Krista Rod Gray's number to contact for a bid on these two entrances.

Agenda Item #Two: Sprinkler valve leak on Woodcreek. Dan said to wait until spring to address this issue.

We reviewed the citation notice procedure and decided we will let HOA go ahead with citations without prior review from the board. Krista's inspections now will be for the next growing season.

We retired to executive session at 8:30 p.m. then adjourned at 9:10 p.m.

Nikki Shirley, Secretary