

Whispering Woods HOA association

Board of Directors meeting

February 21, 2024

The meeting commenced at 6:03pm with Beth, David C., Renee, George, Dan, Gary and Magda present.

A quorum was established.

A. The January 17, 2024 minutes were approved by David C. and seconded by George.

B. Officers reports.

1. Renee reported that we had \$15567.14 in operating funds and \$21632.96 in deferred maintenance. A brief discussion was held concerning how to project future costs after Gary questioned the current format. This will be taken up at a future meeting.

2. David C. made arrangements with Lowes in Tarpon Springs to be our new paint provider as we switch from Sherwin Williams to Valspar. The new pricing is excellent. If you need paint you must go to the paint counter, ask for Lisa, and mention the Whispering Woods account.

3. Beth raised the following points:

A. We are considering whether or not to go with a different landscape service other than LaRose. Bids were received from Millennium and Red Tree. After discussion it was decided to go with Millennium beginning on April 1, 2024. This was motioned by David C. and seconded by George with unanimous approval.

B. The area underneath the hedges that surround Whispering Woods requires attention. George motioned that we pay Charlie the sum of \$500 to spend a day cleaning thing up. Dan seconded.

C. Six more homeowners are needed to implement the change in rental policy. Various board members will be reaching out to residents who have not responded.

D. Due to issues with parking regulations the bylaws regarding parking will be emailed to all homeowners.

E. The board unanimously agreed to hire Millennium to trim the Pepper tree on Carlton Road at a cost of \$750.

4. Managers report

A. Magda indicated there are no delinquencies over 90 days.

B. Spectrum is offering the community an incentive of \$9400 for a ten-year marketing contract. Bob Kelly from Ameri explained to the board that this is normal business practice with no implications. George motioned to accept the money for future expenses. Dan seconded and there was unanimous approval.

5. Gary worked with Precision Courts to resurface the tennis court at a cost of \$16500. Gary will follow up to see if the price is negotiable.

There was ne resident input and the meeting adjourned at 7:30pm.