

Whispering Woods annual members meeting and election of directors.
Wednesday, January 15, 2025 at 6pm.
Location : Pool

The meeting commenced at 6:15pm
It was called to order by George and seconded by the board.
A board quorum was established with Renee, George, Dan, and David Olton in attendance.

Magda was appointed Chairperson of the meeting

There were 11 owners at the meeting along with 4 proxies thus establishing a quorum.

The meeting began with each resident introducing themselves along with the board members.
A call for board candidate nominations from the floor was made with no residents wanting to serve on the board.

The current board was asked to remain and did so with the following reservations:

1. David Olton gave an impassioned request for the residents to step up and take a role in the community. David served as president of the board for eight years and carried the burden inherent in that position. His role in the community maintained the standards that make Whispering Woods such a great community . David was set to announce his retirement from the board but with the shortage of candidates agreed to serve an additional 3 months.
2. Renee agreed to the same three month term. Two jobs and being a board treasurer was understandably a heavy load. Renee managed our financial accounts superbly and has put us in a very positive position due to her diligence.
3. Dan also signed up for an additional 3 months. He addressed the participants on the importance of all board members in identifying maintenance issues within the community, resident concerns, and overall management . The behind the scenes work done by all board members to keep Whispering Woods running smoothly is a thankless task but the smooth running of our community is a result of their work.
4. Gary agreed to be a director on the board for a 3 month period. Gary is directly responsible for developing a 30 year maintenance plan for the community. The importance of this plan is to indicate sensibly the financial outlays over a long period as they relate to HOA fees. This forward looking approach will minimize special assessments. Gary is also highly involved in the restoration of our irrigation system to reestablish the beauty of the community.
5. George also agreed to be a director for a three month period. George has a strong working knowledge of the inner workings of the community and makes himself available in identifying infrastructure issues and seeing that they get addressed.
6. Unfortunately two of our board members relinquished their duties. Both Beth and David Chamberlain decided to devote their time to other pursuits. They were remarkable board members and will be sorely missed.

In light of the above we will be facing a crossroads in three months regarding Whispering Woods having a viable Board of Directors.

The consequences of not having a Board and having the community controlled by the state could result in some, or all, of the following.

- A. No community authority to make spontaneous decisions on maintenance, rule enforcement etc..
- B. No one to manage finances
- C. Decreased property values
- D. Increased resident conflicts

Again residents are asked to consider becoming a board member to avoid any of the above circumstances.

Upon the completion of the new Board of Directors an open forum was established for residents to speak their minds. The following was noted:

- A. A letter to residents and homeowners indicating the consequences of the state taking over will be sent.
- B. A detailed plan to reestablish the decimated fencing and hedgerow surrounding the community was presented by one of our residents. This has been on the Board of Directors radar for months and receives ongoing attention. Of primary interest currently is the restoration of our irrigation system. Once that occurs, and finances allow, the perimeter fencing will be addressed.

There was no further input and the members meeting adjourned at 7:10pm