

WHOA Board of Directors

Meeting Minutes for September 16th, 2025

Present: Donna, Cecilia, Adam, Donna, Mike, Phil, Alissa, Fabio

Absent:

Minutes: Taylor

Guests: None

Community Members Attending: None

PUBLIC MINUTES

1. Call to Order

- a. Meeting was called to order by Donna at 7:02pm

2. Approve Minutes:

- a. Donna moved to approve August minutes, Phil seconded. All in favor
- b. Donna moved to approve September Special Meeting minutes. Phil seconded. Donna abstains, all others in favor.

3. Agenda items

- a. Assessment increase
 - i. Cecilia emailed and mailed ballots for \$41/month assessment increase.

4. Standing/Committee Updates:

- a. Building
 - i. Confirmed approval for a ceiling fan and dimmer switch at the clubhouse.
 - ii. Buying simple step stools for kids to use at the sink in the bathrooms. One for each bathroom.
- b. Grounds
 - i. Working on job description for David's position
 1. Mike is working on the insurance portion for this position
 - ii. Lake lowering and dredging to begin in the next two months
- c. Finance Committee

- i. Worked on incorporating the updated expenditure plan from the reserve plan into the committee's projection sheet. This will be used for the upcoming info sessions.
 - ii. Will follow up on quotes related to audits but with focus on the assessment this will be tabled until next month.
 - d. Architectural Committee
 - i. Will work on handbook revisions next year
 - ii. Working to recruit new people to the committee
 - e. Sustainability Committee
 - i. No update
 - f. Recreation Committee
 - i. Cecilia will check in with the new co-chairs to see if they need anything.
 - g. Welcome Committee
 - i. No Update
 - h. Communications
 - i. No update
 - i. Pool Committee
 - i. No update
- 5. Unfinished Business**
 - a. Lake/Dam inspection
 - i. Donna wants to take advantage of the lowered lake by having an inspection done during this time.
 - 1. Fabio said that money that had been budgeted for trail work to be used for an inspection
 - ii. Phil motions to move forward with using Dave Brown for this job. The quote was for \$4887.50. Mike seconded. All in favor.
 - iii. Fabio motions to authorize up to \$6,000 for this job, Phil seconds. All in favor.
 - b. Reserve study acceptance
 - i. Donna motions to move reserve study to a final draft. All in favor.
- 6. New Business**
 - a. Kristin's Resignation
 - b. Phone and Internet
 - i. Cecilia shopped around looking for alternatives to our current provider at the clubhouse. She found one that is \$20/mo less and will keep looking.
- 7. Meeting Adjournment:**

- a. Donna moved to end the meeting at 7:44pm and Fabio seconded. No objections.