

## **MINUTES OF THE MONTHLY MEETING OF THE BOARD OF DIRECTORS OF WINDANCE PROPERTYOWNERS' ASSOCIATION**

Held on January 25, 2018

The monthly meeting of the Board of Directors for the Windance Property Owners' Association was held on Thursday, January 25, 2018 at the Windance Country Club. The following directors were present: Walt Hack, Timmy Enroth, Susan Smith, Al Hopkins, Donna MacArthur, Alonzo Johnson, Allen Deen and Diana White. Roy Craig was not present.

There were 40 guests in attendance.

The meeting was called to order by Walt at 7:00 PM. Walt introduced the Board members to the guests. The candidates running in the Election for the 2018 Board vacancies were introduced. Those running are Mike Styron, Timmy Enroth, Samantha Spinks and Ron Lightfoot.

Walt delivered a summary of the 2017 Board activities and future goals:

1. We have made improvements in our billing system. We accessed the tax rolls and we have 332 property owners. This expedites the billing and collection of the POA dues from the property owners. We had an excess of \$20,000 in our POA account this past year.
2. The deadline for POA dues to be paid has been changed to April 1, 2018.
3. Changes were made in how we billed property owners who have multiple lots – one POA membership fee per property owner.
4. The Board has continuously tried to improve communication within the neighborhood. Diana provides the quarterly newsletter and keeps the Windance web page up to date with informative information.
5. The Board hired a new landscape company. This will reduce cost to homeowners and improvements will continue to be done to the front two entrances. Some areas of the entrance fence have been replaced.
6. The Board has worked with the county to install speed limit signs. As a result, the speed on Windance Drive has been reduced by 9 MPH.
7. The Board is consulting with the Northridge POA to resolve some issues that concern both neighborhoods.
8. A Social Committee has been organized. They hope to organize several adult and children activities for this coming year. The committee has also developed a Welcome Packet for new residents.

The Board will continue to work on:

1. Improvement of the Lake Rules
2. Work on covenant violations
3. Work to improve our neighborhood

Future Issues:

1. Address delinquent POA dues
2. Establish an annual budget

#### TREASURER'S REPORT

The current month's report states that we have \$14,740.16 in checking. Income generated was \$1,150.00 and incurred expenses were \$1,565.92.

#### BEAUTIFICATION REPORT

Susan reported that the Yard of the Month recipient will now receive \$100.00.

#### SOCIAL COMMITTEE

Susan reported that the Welcome Book has been published and is ready to be distributed to new residents.

The Social Committee had several social events for the residents. Children's activities included an Easter party, Halloween party and a Christmas party. A summer cookout and pool party took place during the summer. The Social Committee will look at some activities for adults this coming year.

#### COVENANT REPORT

Alonzo told the Board, and the guests, that it had been pleasure to serve on the Board and that he planned to continue to support the community by working as an activist with city and county officials on issues that concern our neighborhood.

#### LAKE COMMITTEE

Timmy reported that the lake will be fertilized in the near future.

Anyone needing a boat decal needs to call Allen or Timmy. The first set of decals is free and the 2<sup>nd</sup> set will be \$10.00. Boat decals will not be given to anyone who has not paid their current POA dues.

New Board members for the 2018 WPOA election are Ron Lightfoot, Mike Styron and Timmy Enroth.

#### MEMBER COMMENTS

Lester Denley inquired as to what we do for people who consistently do not pay their POA dues. Walt stated that residents that are 500 days past due receive a letter and then the Board takes legal action. A lien will be put on their house by our attorney.

A letter was sent to supervisor Ladner concerning the condition of the roads on Windance Drive. Mr. Ladner said that they will come out and look at it but that nothing will be done until they finish the repaving in Northridge.

One guest brought up concerns with children driving golf carts in the neighborhood. Walt said that notices have been sent. You have to have a valid driver's license to operate a golf cart and are subject to being stopped by the Sheriff's Department.

Al brought it to the Board's attention that some residents are concerned about fireworks being shot off in the neighborhood. Walt said the Board will have to address this issue at a later date.

The next Board meeting will be on February 6<sup>th</sup> at 6:30. It will be held early because February 13<sup>th</sup> is Mardi Gras Day.

There being no other business to discuss, a motion to adjourn was made by Al, 2<sup>nd</sup> Allen, all in favor and motion passed. The meeting was adjourned at 7:25.

Donna MacArthur

Secretary