

MINUTES OF THE MONTHLY MEETING OF THE BOARD OF DIRECTORS OF WINDANCE PROPERTY OWNERS' ASSOCIATION

Held on January 31, 2019

The monthly meeting of the Board of Directors for the Windance Property Owners' Association was held on Thursday, January 31, 2019 at the Windance Country Club. The following directors were present: Al Hopkins, Donna MacArthur, Walt Hackman, Diana White, Susan Smith, Mike Styron, Allen Deen and Ron Lightfoot. Timmy Enroth (resigned Sept. 2018) was not present.

The meeting was called to order by Walt Hack at 7:00 PM. Walt introduced all of the Board members to the guests. Walt introduced the candidates who are running for the Board. The residents will vote for four candidates on the ballot.

Walt summarized all of the projects and issues the Board has addressed over the past year.

1. The Board has tried to incorporate more educational and informational programs into their monthly meetings. The Harrison County Sheriff's Department was invited to discuss the problems concerning speeding issues, under-age children driving golf carts and to explain the rules of the road. They stated that it was very difficult for the department to control and take action concerning these issues.
2. A representative of the Mississippi Power Company came and spoke to the guests about ways to save on their power bill. Several informational brochures were distributed to the guests concerning this issue.
3. Establishment of an accurate data base of the neighborhood to serve as a base for collecting the correct amount of POA dues. This would allow the Board to set forth a budget for the 2019 fiscal year. Walt reported that 17 liens had been issued against property owners for delinquent POA dues. The collection of past dues will be a major priority this year.
4. Walt reported that we were under-insured on the lake. We are presently insured for a one-acre lake when in actuality the lake covers a 100 acre area. This issue has been taken care of. Lake Village assessment for upkeep of the lake has changed from \$500.00 to over \$2800.00 per year.
5. Board will identify funds for long-term improvements for the neighborhood residents.

COVENENT REPORT

Rod reported that he had received complaints concerning over-grown lots, yard debris, pets running loose and political signs displayed in yards. He will address these complaints as soon as possible.

LAKE REPORT

Allen reported that the lake is in good condition. A water sample will be taken in the next couple of weeks. However, more fishing needs to be done as the lake is well stocked with fish and fishing is great.

He advised boat owners using the lake that all boat owners need to purchase, and display, a boat decal. The boat decals will be available next month.

NEW BUSINESS

Diana reported that a new system for the Windance POA website is in the process of being set up. She will have more information available at a later date.

YARD OF THE MONTH

12267 South Cove- John and Sharon Avila

SOCIAL COMMITTEE

1. The Social Committee put pumpkins and Halloween/Fall decorations out at the front entrance of Windance and also at the Windance entrance on Highland Drive.
2. Daphne and Kelly were recognized for their beautiful Mardi Gras decorations they did for the main entrance at Windance and the Windance entrance on Highland Drive.
3. An Easter Party and a summer pool party is in the process of being planned by the Social Committee.
4. Susan reported that the Christmas Party was a big success. Mr. and Mrs. Santa made an appearance and canned goods were collected for the Gulf Coast Community Mission. Fun was enjoyed by all.
5. Susan went over the plans for some of the social activities that the committee is planning for the 2019 year.
6. The Mardi Gras Party is scheduled for February 23rd. On Sunday, the 24th, a Mardi Gras golf cart parade is scheduled at 4:00 PM. Decorating the carts is optional. Participants are to meet at the end of Highland Drive at 3:30 PM. WLOX and the Harrison County Police Department will be there to film and lead the procession. There will be a "happy hour" at the club house after the parade. All information will be posted on the Windance POA web site and on Facebook.

TREASURERS'S REPORT

The current month's report states that we have \$18,531.81 in checking. Income generated was \$600.00 and expenditures were \$3,119.62. Al made a motion to accept the report, 2nd by Diana, all in favor and motion passed.

ARCHITECTURAL REPORT

I. Ms. Page - 12439 Windance Drive - shed construction- the first request for construction did not pass. The proposal was re-submitted with the shed being built in a different location. It will be moved from the back of the fence to the back of the house. From this location, it cannot be seen from the street. A motion was made by Mike to accept the proposal, 2nd Ron, all in favor and motion passed.

2. 15993 Calcutta Drive - Ron made a motion to accept the project, 2nd by Mike, all in favor and motion passed.

ELECTION RESULTS FOR 2019 WPOA BOARD

The newly elected WPOA Board members for 2019 are: Walt Hack, Tommie Yanik, Brian Zastrow and Mark Kettner.

MEMBERS COMMENTS

1. Ann Moran wanted to extend her appreciation to the new candidates who ran for the Board.
2. Walt wanted to encourage more people to become involved and attend the monthly meetings.
3. There has been a water-erosion issue concerning the new Windance West area. Water is eroding, and washing silt and dirt, from the yards on Windance Drive into the lake. Al said that he would look into this situation.
4. Nick Hollis inquired to see if the Board was going to do anything to redo and improve the entrance to Windance. Walt said that the Board was looking into several options and that if any of the POA members had any suggestions concerning improvement for the front entrance to get with Board members or put their comments and suggestions on Facebook. Walt has already received several quotes for stucco and electrical work on the front entrance.
5. Walt checked on replacing the wood fence at the Windance entrance. The vinyl fence replacement was quoted at \$110,000. The wood fence replacement is in the design phase and the Board will have to get several quotes for the fence replacement before a decision can be made.
6. Walt said that two houses are being built right outside the front entrance to Windance. The houses will be 2,500 square feet and are not considered a part of Windance.
7. Walt said that there is concern about water drainage and water pressure. A survey of the residents needs to be done concerning water drainage and water pressure. This survey will be on Facebook. After the survey, the Board can address these issues.

There being no other business to discuss, a motion to adjourn was made by Al, 2nd by Walt. All in favor and motion passed. The meeting adjourned at 8:15 PM

Donna MacArthur

Windance POA Secretary