

## **WINDERMERE HOMEOWNERS ASSOCIATION BOARD MEETING**

April 12, 2012

The Board meeting was held at the Old National Bank Building located at 116<sup>th</sup> and Cumberland road in Fishers, Indiana. The meeting was called to order at approximately 7:05pm.

Board members in attendance:

Mitch Schenck Joe Heinzmann Sandy Ziraldo Erik Trella

CASI Representative in attendance:

Hank Thompson

### **MINUTES FROM JANUARY 2012 MEETING**

The first amended minutes of the March, 2012 Board meeting were read and approved.

#### **I. E MAIL COMMUNICATION BETWEEN BOARD MEMBERS SINCE OUR LAST MEETING**

#### **II. NEW BUSINESS**

CASI MANAGEMENT REPORT: Hank Thompson, in anticipation of the month's meeting, distributed the following information to the Board for consideration/discussion:

##### **WHOA, INC.:**

1. Proposed agenda/Management Report;
2. Delinquency Summary with Notes Report (11 pages);
3. Covenant Summary Report (6 pages);
4. Architectural Control Forms (2 pages);
5. Windermere Call Log (2 pages);
6. Balance Sheet Report (1 page General and 1 page Reserve);
7. Income Statement Report (4 pages);
8. Delinquent and Prepaid Report (3 pages);

9. Delinquency Summary with Notes Report (3 pages)

**A MOTION was made by Joe to allow residence an option to pay their WHOA dues over a 3 month period. After a discussion there wasn't a second to the motion.**

10. Check Disbursement Report (2 pages);
11. Account Settlement Report (1 page);
12. General Ledger Journal Listing (1 page);
13. Daily Cash Receipts Report (4 pages);
14. Accounts Payable Open Items (1 blank page); and
15. General Ledger Report (10 pages).

### Median Lights

Another light was his hit and needs to be replaced. It is one that has already been hit a number of times. There was a discussion on our options to help alleviate the problem. There was a discussion on possibly adding a large "landscaping boulder" to the area but the general feeling was that could cause legal problems if someone hit it. It was decided to look into the cost of a "caution sign." Hank will provide us a cost.

### **III. OLD BUSINESS**

#### POOL WATER HEATER REPLACEMENT

The water heater has been replaced. The pool chemical meter was also repaired for a cost of \$500.

#### FENCING:

The Board discussed the fencing issue. Again, the intention is to do what is in the best interest of the entire community when addressing this issue. We discussed the various options with the fences including repairing, replacing and eliminating. We agreed if they were eliminated it would be ideal to have mature landscaping in place before they were removed. It is generally agreed that whatever the decision is on the future of the fences it doesn't include addressing all of them at once. We agreed that it would probably be necessary to walk the fences as a group and map out what sections are in immediate need of repair or replacement along with identifying any areas that could be eliminated in the future. We tabled the discussion.

N2 PUBLICATIONS

To date, they have not sold sufficient advertising to justify the directory. However, they are still soliciting advertisers

**IV. NEXT MONTH'S MONTHLY BOARD MEETING NEXT**

The Board scheduled next month's Board meeting for the May 10, 2012 at the Old national bank Building beginning at 7:00pm.

ADJOURNMENT

This month's Board meeting was adjourned at approximately 8:28pm.





