

**WHA Meeting Minutes**  
**April 8, 2019**

**Board Member Attendance:**

<b>President</b>	Ross Sexter	P	<b>Activities</b>	Audrey Harper/Heather Hewitt	P
<b>Vice President</b>	Judith Rouhselang	P	<b>Grounds</b>	Jim Copsey	P
<b>Treasurer</b>	Alisha/James Hiatt	P	<b>Membership</b>	Tim McCullough	A
<b>Secretary</b>	Dawn Deady	P	<b>Pool</b>	Andy Nist	P
<b>Clubhouse</b>	Mike Pipke	P	<b>Tennis</b>	Melinda Nash	P

**Attendance:** Scott Sweet, Ann Sweet, Larry Rich

**President** Ross opened the meeting at 7:30 p.m. Explained he would like to institute processes to conduct meetings timely and complete projects efficiently. Directors should send meeting agenda items to Ross ahead of time. Projects should be submitted using a business case form if expenditure over \$1000. Noted Tim does pool maintenance on time and material at a savings to WHA. **Would like to take a vote on allowing Tim to continue maintenance on the pool when all present. Andy will ask Tim to provide an updated rate sheet for time, materials, and emergencies.** Judith asked if pool expenditures would be submitted individually. Andy said yes.

**Clubhouse Managers** The Sweets said eight events at clubhouse this month. Caster wheels put on tables. Asked that Directors let them know if going to be in building. **Will get carpets cleaned. Will work with Andy to get a date on calendar for guard training and cover removal.** Also reserved for election. **Pool planters will be coordinated with Sweets and Andy.** Ross offered his wife's help.

**Grounds** Jim Copsey working on contacting contractor for grounds maintenance. Working on an emergency plan for dam. DNR has not been very responsive to calls. Inspection is suppose to be done every two years. Andy remembered that dam area was cleared but maintenance needs to continue.

**Pool** Andy said guard interviews ongoing. Working on new compensation structure. Preliminarily looking at guard salaries: first year \$8/hr, 2<sup>nd</sup> year \$9 if in high school, college \$10. Will establish pool opening day after talking with Tim. Andy noted \$15000 budgeted for heater and **getting quotes for purchase and install. Will find out time table for completion and look into how plumbing and gas lines will fit.** New pump budgeted at \$1500 for baby pool. Current baby pool pump will be put on main system. Concrete and tile around baby pool cracking and spalling. Baby pool will probably last this season but concerns about any further use. Will purchase deck tables. Scott and Ann Sweet donated table and chairs for tennis courts. Received email from two families who use to be part of Woodland Springs, but recently learned property not part of Woodland Springs. They can't join the Springs but not part of Woodlands either. Would like to join Woodlands. Issue is at what point do we stop taking people. Judy would like to review covenants to find out if there are issues. **Will table this and talk about it another meeting.**

**Membership** Alisha reported 47 members not paid. Some on payment plan. Need written agreement about payment plan for Alfeyad. Vice President will be in charge of collections. Vice President working with past treasurer to obtain access to Quick Books for overdue account information.

**Clubhouse** Mike noted a new homeowner asked about a fence around the baby pool at the annual meeting. Obtained two quotes. Jim asked if unknown what the future of the baby pool is should this be pursued. Andy said other homeowners at meeting mentioned that parents should watch kids. **Ross asked that we read the business case and vote on it next meeting.** Mike noted WHA not required to make anything accessible as property in not public. If open up to the public for voting, are we opening up the clubhouse to ADA requirements?

**Activities** Ross asked for a vote on Heather replacing Liz Harris who moved from neighborhood. All in favor. Audrey and Heather reported Easter event on April 20. Survey monkey will go out to determine date of board dinner. Annual garage sale in June 6, 7, and 8 with Woodland Springs.

**Tennis** Melinda said two tennis instructors are coming back. Try to get nets up this weekend. Andy could help, Ross will help. Will check into a community board as requested at the annual meeting. Target deadline mid-May. Suggestions were made on type of material for construction. Will put in the Acorn if adults would like tennis lessons.

**Vice President** Judy commented she is not in favor of opening clubhouse for voting. Parking was blocking neighborhood drives. School bus stop in area - not able to see the kids with all the cars parking on street. **Judy made a motion not to have voting in clubhouse. Mike seconded the motion. Motion passed.** Roles and responsibilities were updated last year. Alisha will update treasurer. **Asked if everyone look at clubhouse manager role to see if additional duties could be added.** Andy and Judy will coordinate what clubhouse manager duties should be included regarding pool area. Will talk to Mike prior to the Sweets' review. Judy passed out handout that needs to be updated by each director to be able to update website. Target deadline for update is mid-May. If Judy does not receive requested feedback from the Board members, Judy will complete the updates as best she can.

**Treasurer** Alisha working on transition with Dave. Will be working on payroll. CPA wants a receipt for 3/13 for \$6.96.

**New Business** Jim said someone approached him about someone building fence on her property.

Adjourned 9:01 p.m.