



Whiskey Creek Condo Association Board Meeting Minutes
November 21st 2019 via WebEx

The meeting was called to order at 9:03 PM by Greg.

Board Members in attendance; Greg Gardner, Tim Snyder, Cheryl Younts, Josh Bateson, Terry Webster, Ellen Tomasovich, Steve Parmeter

Greg reviewed the agenda.

The Oct. 24th meeting minutes were presented for approval. Terry motioned and Josh made the second. The minutes were approved.

The November 7th minutes were presented for approval. Cheryl motioned to approve and Ellen seconded. The minutes were approved.

Ellen reported money is tight and spending should be limited to necessities. Ellen presented an extensive and thorough line item review of the 2020 budget. The budget review reflected a 15% dues increase and came out \$1.50 to the positive. Without the dues increase, the budget is in a deficit by ~ \$8968.97. Greg commended Ellen on the thoroughness of the budget review. As a result, the board held a discussion on the proposal to increase the dues by the maximum allowable rate of 15%. Greg noted the foreclosure and legal fees associated with the foreclosure process along with an increase in general expenses created a shortfall for this budget. There was no negative discussion. Terry motioned to make the 15% dues increase to cover the budget and Cheryl made the second. Greg called for a roll call vote. Ellen, Yes. Terry, Yes. Tim, Yes. Josh, reluctant Yes. Steve, Yes. Cheryl, Yes. Greg, Yes.

Greg then sought a motion to approve the budget. Terry made a motion to accept the budget and Steve made the second. Greg did a roll call vote. Ellen, Yes. Cheryl, Yes. Josh, Yes. Terry, Yes. Tim, Yes. Steve, Yes. Greg, Yes. The budget was approved.

Ellen presented a notice she drafted to be sent out with the billing for discussion. A few suggestions were made for additions.

Greg presented a few items to table; bath house water lines and a notice to members about over-all lot esthetics.

Tim presented a need to review the notice to the members regarding lot 149. After some discussion with the members, the notice was approved. Tim will send out the notice.

Discussion regarding the esthetic notice sent to lot 276. This spawned discussion concerning additional lots in the association. Greg, is tabling this item with the item tabled above. Greg is also recommending we need to update a expectation policy to be sent out and move forward from that point. It was also suggested to have our attorney review the notice.

A follow up will be required for the delinquent accounts. Greg is suggestion following up on this item in January/next week.

The Meeting adjourned at 10:15

Respectfully submitted to you by,

Timothy R. Snyder

Recording secretary
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