

Whitney Oaks
Board of Directors Meeting
Zoom
Meeting Minutes – February 7, 2024

I. Call to Order

The meeting was called to order by President Jordan 3:09 PM via Zoom

Directors Present:

Rick Jordan, President
Mike Miles, Treasurer
Phil Johnson, Director

The Management Trust

Tasha Romine, PCAM
Dawn Scott, GM

Confirmation of Agenda Posting Management confirmed that agendas were posted in accordance with civil code requirements.

II. Executive Session Disclosure / Summary

Management noted that the Board of Directors held an Executive Session on the date noted below to discuss vendor contracts, legal matters, and homeowner account and compliance issues.

- February 6, 2023

III. Consent Agenda

Consent agenda items do not require discussion or debate; they are routine procedures or already have unanimous consent. The consent agenda allows the Board of Directors to approve all items together without discussion or individual motions. The Board of Directors may agree to pull any item(s) from the consent agenda and move it under new/old business for discussion or debate.

A. Prior Meeting Minutes

- 1) January 3, 2024

B. Financial Review

- 1) November & December 2023 – Monthly Review
- 2) Lien Resolution Lien Approvals 19092468412, 19093246110 and 1909277013

C. Reserve Expense Authorization

- 1) \$71,387.98 - General
- 2) \$ - Rec Center
- 3) \$52,485.98 - Unit 39
- 4) \$8,876.76 - Unit 44

A motion was made, seconded and approved to approve the content agenda items as presented. [M-Jordan; S-Miles; All in Favor]

IV. Association Committee Reports

Brief Committee updates were given on the items below:

- A. ARC/Kelly More Closure/Minutes
 - A motion was made, seconded and approved to approve the following ARC Committee item: Contact a Sherwin Williams representative to match approved Kelly More paint swatches for houses & fence colors. [M-Johnson; S-Jordan; All in Favor]
 - B. Finance Member Miles provided a verbal report.
 - C. Landscape/Minutes/Committee Member Application
- A motion was made, seconded and approved to approve the landscape committee minutes dated January 16, 2024. [M-Miles; S-Johnson; All in Favor]
- A motion was made, seconded and approved to appoint homeowner member Daniel Campi to the landscape committee. [M-Miles; S-Jordan; All in Favor]
- D. Social – No report was provided.
- E. Roster Updates may be removed from the agenda.

VI. Old Business

V. New Business

VI. Open Forum

Open forum consisted of but not limited to the following topics:

- Parking Issues on Hillcrest Drive, Landscape Maintenance of V ditch and surrounding hills

VII. Announcements & Adjournment

The Board plans to meet again in Executive Session on March 5, 2024 and the Open Meeting will be held on March 6, 2024.

The meeting was adjourned at 3:40 PM.

These minutes are unofficial until signed by the Board.

ATTEST:

Director

Date

Respectfully Submitted by:

Dawn Scott,
General Manager

•••

