

Meeting Minutes

A regular meeting of the Board of Directors of the Walnut Creek Estates Homes Association, Inc. was held on September 9, 2013, at approximately 7:10 p.m. at the Hillsdale Presbyterian Church. The following 2013 Board Members were present including Cathy Macfarlane who presided as chairman of the meeting, Todd DeYoung, Larry Ammerman, and John Fricke (secretary).

Member Comments period included the following:

- Frank Syracuse 1) prefers that the duties of a Finance Committee not be limited to budget preparation and said that a finance committee could provide better community involvement and some unspecified type of protection for the Board members, 2) recommends an outside review of the DRC approval of a wire fence between his lot and his neighbor's, and 3) believes that for some members living next to unsold non-developer lots that are not regularly mowed we do not have any recourse for requiring the mowing of these lots and does not find in the documents an exception for developer hay production. And he wants the Board to know they (Syracuse's) are committed to the neighborhood and don't intend to move.
- Larry Ammerman walked along common areas and found that the fence in question all but disappears. He agrees that some types of wire fencing could be acceptable in our neighborhood.
- Doug Schroeder noted agreement with Frank's comments regarding wire fencing and stated the Finance Committee should look at more than a selective item or two.

A quorum was established. Minutes of the previous Board meeting from July 8 (moved to August 12) were presented. Cathy moved that the minutes be approved as presented. The motion was adopted.

Reports:

- The Treasurer (Todd) reported that the current accounts cash balance totals approximately \$12,560.
- Frank Syracuse (for Galen Heinrich), for the Lake Habitat Committee, reported that the Tilapia fish were doing a good job in the lake, and that the dye application was not. They will recommend trying the Tilapia fish another year budgeting \$5,000 for 2014. The vertical plants in the lake are not as thick as before.
- Cathy, for the Landscaping Committee, reported that the Phase 5 cul-de-sac needs help.
- Todd, for the Social Committee, reported that planning for the next scheduled social event on October 26 for Halloween continues.
- Todd, for the Trail Committee, reported that Sign fairies have been at work staining the signs and lettering.
- Larry, for the Nominating Committee, reported that most observed homeowner associations seem to allow a one page non-edited emailed or website location for posting candidate papers.

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Unfinished Business: None

- John moved that candidates for the Board of Directors be allowed to submit a one-page PDF type file for posting on the Walnut Creek website for up to one month prior to the meeting for which the candidate is running. Said document to be removed from the website after the appropriate election. The motion was adopted.

New Business:

- Cathy moved the creation of a Finance Committee to review current year expenditures, estimate expenditures at 2013 year end, and prepare a proposed budget for presentation to the Board. The motion was adopted. Frank Syracuse agreed to Chair the committee.
- Cathy moved that we authorized another mowing around the lake by Frank Syracuse with just fuel reimbursement for one time only. The motion was adopted.

The meeting was adjourned upon motion by Todd at approximately 8:10 p.m.

John Fricke, Secretary

Approved: