

Wakefield HOA Annual Board Meeting  
White River Township Trustees Office  
7:00-9:00 pm

Updated February 23, 2015

January 26, 2015

**Board Present:** Ron Pitcock – President, Steve Pappas – Vice President, Kate Rhoten – Treasurer, Rob Souchon - Secretary, At-Large Members - Angie Wall, Tim Piper, Bob Pruum, Kim Duffie, and Karen Ross

**Board Not Present:** None

**Homeowners Present:** Many (Request Attendees from Crestwood)

**Crestwood Management Present:** Susan Nichols

1. Ron introduced current board members
2. Ron introduced Crestwood Management Company
3. Ron discussed Common Area Maintenance Projects from 2014
  - a. Pond Irrigation- Hoosier Irrigation installed pump and system for Pond, provides irrigation to common area around pond with no cost for water to HOA
  - b. Entry Lights- CEC/Complete Electrical & Communications installed new LED lights at entry ways at Paddock Rd. and Sutton Dr. Also install Meter Box for Pond Irrigation
  - c. Landscape- Nick's Lawn Care replaced landscaping in common areas with grasses and plants that are low maintenance to save HOA monies
  - d. Holiday Decorations- Nick's Lawn Care installed Christmas Decorations and also will store items for next season. Special Thanks to all Homeowners who suggested this idea at the HOA Meeting
4. HOA Board Candidate Nominations from the floor
  - a. 6 open positions
  - b. Nominations were
    - i. Melanie Piper

- ii. Ron Pitcock
    - iii. Karen Ross
    - iv. Bob Pruim
    - v. Kim Duffie
  - c. Vote was not taken since there were not more nominations than there were positions available. No one disagreed with this action. All volunteers were made board members
- 5. "State of the HOA" Report
  - a. Review of 2014 budget/expenses report and 2015 proposed budget- Kate Rhoten
    - i. Promoted HOA website
    - ii. Discussed how dues are allocated and spent
  - b. Review of Covenants Enforcements and New Committee to Amend Covenant and Architectural Guidelines. Steve Pappas will lead along with other members from the HOA Board - Steve Pappas
  - c. Website Survey results were reviewed - Kim Duffie
  - d. Current Goals for 2015- Possible Playground and Walking Paths Upgrade?
- 6. Crime Watch/Coyote - Johnson County Sheriff's Department
- 7. Welcoming Committee Presentation
  - a. Pam Rockwell and Lyssa Briscoe introduced the Welcoming Committee and a sample of the basket the committee would like to present to new homeowners
  - b. Basket contained household items, snacks, utility information and donated items from local businesses.
  - c. Baskets projected to cost around \$20 each, funds for baskets will come from HOA dues
  - d. Line item for Welcoming Committee will need to be added to budget
- 8. Open Floor
- 9. Next meeting February 23, 2015 at White River Trustees Office
- 10. Meeting adjourned at 9:00 pm