

THE BOARD OF TRUSTEES OF WESTCHESTER OWNERS COMMITTEE HELD THEIR RECALLED MEETING ON TUESDAY, MAY 24, 2016 AT 7:00 PM AT ST. JOHN VIANNEY CATHOLIC CHURCH, ROOM E9

ESTABLISHMENT OF QUORUM- Quorum was established with the following Trustees present: President Bill Tuttle, Vice President Robin Motley, Treasurer Bonnie Tyndall, Trustee John DeFillippo and Trustee Daniel Fischer. Secretary Mary DeBauche, Trustee Dawn Dudley, Trustee Clay Roth and Trustee Dan Reed were absent.

CALL TO ORDER – The meeting was called to order at 7:05 by President Bill Tuttle.

HOMEOWNER FORUM – no homeowners present.

APPROVAL OF MINUTES – The minutes of the A 2016 April Board Meeting were not available and will be reviewed and approved at the June meeting.

FINANCIAL REPORT – There was \$160,717.03 in the operating fund and \$99,001.42 in the money market. The non-capital reserve was \$77,089.72 in cash, and a CD in the amount of \$50,213.91 for a total of \$127,303.63. Outstanding receivables of maintenance fees, penalties and legal fees totaled \$13,075.31. Complete financials attached.

POOL/TENNIS- Vice President Motley advised most pool repairs have been completed with the exception of the slide and shower handles in both mens and ladies rooms. Swim team has scheduled their end of year party for Saturday, June 25 from 6 – 9. It will be a private party – pool will close at 5:30. They have contracted for 150 guests – WOC will pay for the two lifeguards originally scheduled and swim team will pay for additional guards.

MAINTENANCE- Trustee Read absent – no report.

TRASH AND PEST CONTROL- Report attached. Trustee DeFillippo noted there have been some reported problems but they are addressed promptly.

PATROL- Report attached. Trustee Roth absent.

RAP –Trustee Dudley was absent. Board was reminded articles are to be submitted before the 20th of each month.

COMMUNITY RELATIONS –vacant

LEGAL – Trustee Fischer asked for clarification of WOC collections policy. Board asked him to advise Association attorney to file suit against owner who owes 2 years of fees and send demand letters to owners not responding to final demand letters sent by Best Fit Solutions.

OLD BUSINESS- none

NEW BUSINESS- none

The Board adjourned to executive session.

ADJOURNMENT- There being no further business to come before the Board, the meeting was adjourned at 7:50. The next meeting will be June 21, 2017 at the pool pavilion



Bill Tuttle, President