

THE BOARD OF TRUSTEES OF WESTCHESTER OWNERS COMMITTEE HELD THEIR RECALLED MEETING ON TUESDAY, JULY 26, 2016 AT 7:00 PM AT THE WESTCHESTER POOL PAVILION

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

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

HOMEOWNER FORUM – no homeowners present.

APPROVAL OF MINUTES – The minutes of the June 2016 Board Meeting were approved.

FINANCIAL REPORT – There was \$120,926.67 in the operating fund and \$99,043.47 in the money market. The non-capital reserve was \$114,760.28 in cash, and a CD in the amount of \$50,228.84 for a total of \$384,959.26. Outstanding receivables of maintenance fees, penalties and legal fees totaled \$10,577.04. Complete financials attached.

POOL/TENNIS- Vice President Motley advised the floor of the pavilion was fixed and painted. The slide was fixed for less than \$500. The sprinkler system needs repair and the monuments at Pine Sap need work as well. The tennis courts are getting worse and Motley asked for permission to get repair bids. Repair will cost about \$100,000. There are reports of unauthorized use of the courts by residents; Motley and Secretary DeBauche will look into it. Trustee discussed posting a sign to discourage unauthorized use, as well as a sign reminding players that they play at their own risk.

MAINTENANCE- Trustee Read absent, no report.

TRASH AND PEST CONTROL- Trustee DeFilippo advised that he has received continued complaints about missed recycling collection. Each resident pays about \$1 per month for the service and the company is very responsive and has a good attitude about making good on missed pick-ups. DeFilippo asks for patience.

PATROL- Trustee Roth reported a person who was being questioned about shoplifting from Randall's fled from the scene and led investigators on a chase. The person was apprehended at the corner of Chadbourne and Thicket.

RAP –Trustee Dudley was absent. Nothing to report.

COMMUNITY RELATIONS –vacant

LEGAL – Trustee Fischer - report in executive session

OLD BUSINESS – Trustee Roth will send a letter about the gate blocking the east monument on Pinesap

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 8:02pm. The next meeting will be Aug 16, 2016 at the pool pavilion

A handwritten signature in black ink, appearing to read "W. R. Tuttle". The signature is written in a cursive style with a long horizontal stroke extending to the right.

Bill Tuttle, President