

Annual Meeting
Westchester Lakes Homeowners Association
April 28, 2009

Meeting was called to order at 7:05 PM

A quorum was established with 21 attending and 26 voting by proxy

Introductions were made.

Treasurer's Report – Rik Meyer

The actual expenses versus the budget last year was discussed, with Waste Management above budget due to fuel surcharges, and electricity lower on one of the pump houses.

The proposed dues for 2009-2010 year are \$350 for all homeowners and an additional \$125 for the inner ring. The water trust dues are to be \$200.

Motion to accept the proposed budget and dues was moved, seconded, and approved unanimously.

Rik indicated that we will be using a new bank, M&I for the neighborhood business. He also is looking for any suggestions on our neighborhood website.

Questions: Why are taxes down? Due to lower interest earned.

Why was the pump house electricity less? Possibly due to recent maintenance.

President's Comments- Dave Johnson

Future Projects:

Well and Pump house maintenance – we pumped 32 million gallons through the system. Holding tank work will have to be done at a cost of \$15,500. The roofs will have to be addressed at some point.

Clean Spillway - \$32,000 was spent to construct this in 1996.

Entrances – Signs may have to be refurbished, and entrance islands need to be cleared of dead shrubs and either rock or mulch used. A discussion was raised about a different style of entrance i.e. flagstone.

Home Upkeep and Appearance – Homes need to be addressed for painting, lampposts, mullions, etc. We need to keep our neighborhood looking as good as possible. A reminder that satellite dishes need prior Board approval.

Speed – Most important issue is someone is going to get hurt. Solutions such as stop signs, speed limit signs, and speed humps were discussed.

It was announced that Robyn Anderson and Laura Naida will be the Social Committee. The rummage sale is being done by Dani Melgaard on June 20.

Election of Officers – Scott Reed

After a close election through proxy solicitation, these officers were elected: President – Dave Johnson, Treasurer – Rik Meyer, Secretary – Scott Reed, Vice Presidents – Tom Anderson, Brian Borofka, Rick Sanger, and Joe Garstecki.

Motion to adjourn was seconded at 8:15 PM

Respectfully Submitted by Scott Reed, Secretary
Westchester Lakes Homeowners Association