

Annual Meeting
Westchester Lakes Homeowners Association
April 22, 2010

Meeting was called to order at 7:05 PM

A quorum was established with 22 attending and 27 voting by proxy

Introductions were made.

Treasurer's Report – Rik Meyer

The actual expenses versus the budget last year was discussed, with a few items over budget.

The proposed dues for 2009-2010 year are \$360 for all homeowners and an additional \$125 for the inner ring. The water trust dues are proposed to be \$220.

Motion to accept the proposed budget and dues was made by Jon Safron, seconded by Mark Czerwinski, and approved unanimously. See Treasurer's Report.

Comments by Dale Mayr – Mr. Mayr was not able to make the meeting, but provided answers to Dave Johnson's questions. See the separate document.

Speeding – Our problem with speeders was discussed again, with the need to be aware of our speed, and to communicate the 25 MPH speed limit to our kids and their friends.

Pets – Be considerate, and pick up after your dog.

Home Appearance - We need to keep the appearance of our homes at the highest level. That includes the mailboxes as well. If you need a replacement, John's number is in the front cover of the directory.

President's Comments- Dave Johnson

Clean Spillway – This will be cleaned, and the adjacent homeowners responsible for maintaining it in this manner.

Entrances – The signs were refurbished, and mulch will be applied. The berms will also be addressed.

Water – Surcharges for water use will be discussed by the Board.

Consumer Confidence Report – This report was made available, and is posted to our web site.

Roof Materials – There was a discussion of whether alternative roofing materials may be requested.

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 – Brian Borofka, Tom Anderson, Joe Garstecki, and Rick Sanger.

Motion to adjourn was seconded at 8:20 PM

Respectfully Submitted by Scott Reed, Secretary
Westchester Lakes Homeowners Association