

Whispering Woods Homeowners Association of Seminole County, Inc.
BOARD OF DIRECTORS MEETING
April 16, 2025

Board Members in Attendance: Julia Corbin, Jenn O'Brien, Deb Shea, Kendra Dawson

Board Members absent: Jessica Paniaqua
Homeowners present:

Meeting was called to order at 6:40pm. Quorum was verified. Meeting was properly noticed.

OPEN FORUM: n/a

MINUTES

Motion was made by Deb Shea and seconded by Kendra Dawson to approve the March 26, 2025 Board Meeting Minutes. Motion carried unanimously.

FINANCIAL

- We reviewed the current balances of both checking and savings accounts.
- One account remains outstanding for HOA dues, they will receive monthly letters/reminders until paid.
- A brief discussion on the process and timing of sending the subsequent notice that will include 18% interest.
- Letters will be sent to all homeowners who overpaid their February dues.

OLD BUSINESS:

- Julia confirmed the paver on the top of the stairs to the park was fixed.
- Tree trimming in park and pond common area - Julia is to contact TJ at Campbell Outdoor to schedule a meeting to review and obtain a quote.

NEW BUSINESS:

- Scott Sheldon resigned via email from the Board. Kendra was appointed Secretary
- New homeowner gift to be delivered by Julia once a convenient time is confirmed
- Mailbox street light is scheduled to be repaired on Tuesday, April 22nd by P3 Electric
- Deb to continue work on the newsletter

ADMINISTRATIVE:

- Board of Directors listed on the website needs updating to remove Scott from the Board of Directors list and to change Kendra's title to Secretary.

NON-COMPLIANCE:

- 100 Forest Trail - general upkeep of planter areas
- 190 Forest Trial - driveway extension
- 76 Winding Oaks - continues to remain out of compliance based on previous issues cited

ARB APPLICATIONS:

- 156 Winding Oaks Ln - front door paint
 - Prior to application submission, the front door was painted. The board granted color approval due to the presence of similarly accented doors within the community.
- 111 Forest Trail – front porch pillars
 - After an in-depth discussion, the board agreed to send a letter to the homeowner sharing the board's reluctance and need for additional imagery or a rendering of the proposal change.
- 140 Forest Trail - fence extension
 - Approved and processed

NEXT MEETING 6:30 PM, May 21, 2025. 170 Forest Trail

ADJOURNMENT

There was no further business to come before the Board. The meeting adjourned at 7:46 PM. Motion to adjourn by Julia seconded by Kendra.

Respectfully submitted by:
Julia Corbin
Board Member