

January 18, 2012 HOA Working Session
The Wheatlands Home Owners Association

President: Danielle Paul
Vice President: Steve Bernicky
Treasurer: Joshua Tipner
Secretary: Cindy Tank-Murphy
Director: Bruce Darata
Director: Steve Grebner
Director: Kimberley Michaels

In Attendance: Danielle Paul, Steve Bernicky, Kimberley Michaels, Bruce Darata, Steve Grebner, & Cindy Tank-Murphy

Call to order: 7:04PM

Location: Chelios Restaurant

.New Business:

IRS Information

- Baum Properties provided the board information about 2012 tax code changes affecting non-profit HOAs. The board reviewed the documents to ensure compliance.

Townhomes Cost Reimbursement

- The Board agreed to allow the Wheatlands Townhome Association to take possession of their delinquent townhomes. In exchange for them recouping their costs, they will pay The Wheatlands HOA our respective delinquent dues.

Elections Meeting

- 2012 Election meeting will take place on February 15, 2012 at The Wheatlands school gym. Three positions are up for election on the board.

Kramer Tree Service

- Tree trimming will begin on February 5, 2012.

Community Report:

Violation Report & Home Maintenance Reviews

- Violations report looks in good shape. Five violations have been corrected since last report.
- 33 long standing issues, which is down from past reports. Letters to homeowners and fines seem to be correcting the issues.

Treasurer Report:

- As of December 31, 2011, the HOA delinquent association dues totaled \$13,468.68

Next meeting: February 15,, 2012

Next location: The Wheatlands Elementary gymnasium

Adjourned at: 8:48 pm

Minutes submitted for approval by: Secretary, Cindy Tank-Murphy