

President Greg Stewart called the meeting to order at 7:00 p.m., at the Whisper Creek Clubhouse. Directors present: Cheri Bout, Martha Culpepper, Lana Freeland, Tim Haralson, Bob Peck, Ellen Phillips, John Reeser, Rene Straub, Greg Stewart, Sandy Thompson, Alan Waxenberg, and Jim Whitmire. Guests: Jody Hermann, Julie Shull, and Bob Christenson.

With regards to the upcoming rear gates transfer to the bar code system used at the front gates, Mr. Christenson appealed to the Board to provide for resident motorcyclists. According to Director Haralson, this concern has been researched with the provider, Pegasus, and a possible solution was reached. He will provide final information at the April meeting regarding the process and associated costs to those few affected residents.

The February 13, 2017 Minutes were unanimously approved, following a motion and second by Sandy Thompson and Rene Straub, respectively.

Financial Manager Julie Shull presented the Financial Report with the following updates:

1. The Association is currently emailing monthly statements to half our residents. Mrs. Shull reiterated the cost savings as more homeowners opt into this procedure.
2. Fewer than half of our residents are enrolled in the ACH bank draft service.
3. The cyber insurance quote will be announced at the April meeting.
4. WRA's Auditor intends to submit its findings within approximately fifteen (15) days.
5. Those residents involved in the Collections process were discussed. Presently, the WRA is receiving regular payments on two Collection accounts. Mrs. Shull will add a general ledger line items for the Association's expenses related to using the Collections Attorney.
6. Last September, the Board approved the landscaping plan around the new CUDA pump station, paid for by the Catoosa Utility District.

Alan Waxenberg moved to approve the Financial Report and Bob Peck seconded; it passed unanimously.

Correspondence: We received calls and correspondence related to the following: teenagers hiding in bushes in Lake Haven; late night noise disturbances; complaints about Lonesome Dove Lane new home construction; inquiry of sewer rates; resident burning brush in back yard; vehicle stolen from driveway (by a known person); car driven onto resident's property and damaged tree; missing cat; goose at Lake Wisley hit and injured; lessee evicted by homeowner who plans to sell the property; a second renter evicted by homeowner; vehicles using Whisper Creek alley; ARB requests; solicitor littered Windstone Drive with business cards; dead trees due to drought; request to move a speed hump; removal of a willow tree in Lake Haven; lost drone; drainage issues near Whisper Creek alleys; pothole at RV lot; request for provision at rear gate for motorcyclists; and unkempt yard and pool. All the aforementioned items have been addressed and/or being monitored.

Unfinished Business: Lighting plans for the islands behind the electronic message board was discussed. The Board will ask LifeSpark to add in lighting. Following appraisal by Directors, the lighting plan will be either accepted or denied.

New Business:

1. Greg Stewart discussed procedures for next Monday evening's Annual Meeting, to be held at the WindStone Clubhouse at 7:00 p.m.
2. Jim Whitmire announced a fire station will be built on Ooltewah-Ringgold Road near Swanson Road in Catoosa County.

Committee Reports:

1. RV Lot/Maintenance - Alan Waxenberg
 - a. A request to repair a pot hole on the service road owned by the golf course was submitted to Wes Gilbert. He is unable to do so.
 - b. Jim Whitmire will obtain spare gravel from the golf course and repair the hole.
2. Trash Service - n/a
3. Nominating Committee - Alan Waxenberg announced not enough ballots have been submitted for a quorum; Board members will make calls to those residents who have not turned in their ballots.
4. C&Rs - Lana Freeland and Rene Straub
 - a. Issues remain with parking, mailbox lights, and yards.
 - b. New concerns arose about yard sales, solicitations, a bobcat parked in a yard, lost dogs, brush left by the side of the road, and loud music playing in the middle of the night.
 - c. An anonymous letter was received about unsightly conditions at a home on Turtle Creek; upon investigation, Directors Freeland and Straub found nothing amiss.
 - d. Investigation continues with the problem house on Lazy Circles, which continues to be fined daily.
5. Golf Course - Greg Stewart reminded the Board and the neighborhood that kudos are due to WindStone golf pro Jeff Craig. The Tennessee PGA recently recognized Jeff as the 2016 Golf Professional of the Year.
6. Landscaping - John Reeser
 - a. Discussion centered around the dead/dying trees in the neighborhood.
 - b. Ellen Phillips suggested taking a branch to the Barn Nursery where it can be examined for parasite infection, instead of death by drought. If the former, a hybrid that is parasite-resistance and less expensive may replace the old trees.
 - c. Director Reeser and Jody Hermann will plan accordingly and then email the Board about replacement of the dead/dying trees.
7. Special Events - Martha Culpepper and Sandy Thompson
 - a. Refreshments will be served at the Annual Meeting. Directors were asked to arrive by 6:30 p.m.
 - b. The Easter Egg Hunt will be held April 8th at New Heights Baptist Church from 2:00-4:00 p.m. with the Easter Bunny in attendance. No rain date is scheduled.
 - c. WRA's Spring Yard Sale will also be held at New Heights Baptist Church from 8:00-noon. Provident Ministries of Dalton will pick up the remaining items.
8. Roads - Bob Peck
 - a. Chattanooga Striping has repainted the front entrance curbing, hopefully to help with illumination for incoming traffic.
 - b. A Whisper Creek drainage issue was not deemed to be the responsibility of the WRA.
9. Security - Tim Haralson
 - a. A car that was stolen from a resident's driveway was returned that same day. The guilty persons were known to the residents.
 - b. The rear gate conversion will begin the second week in April and completed in several phases. The gate may need to remain open for one overnight; therefore, the Board discussed security measures so that no intruder could enter at that area.
 - c. New signage on Swanson Road was discussed to warn incoming drivers that only one vehicle at a time will be admitted.
 - d. Motorcycle admittance for certain residents/provisional access continued to be examined at this time.

- e. The potential issue of houses being purchased specifically for resale was discussed. Mrs. Hermann and Director Haralson will draft a revision to our rental/Lease Request form to submit at the April meeting.
10. Sewer System - Tim Haralson
- a. Dave Hamel will be testing a new chemical in the Wisley pump station this summer, as well as an electrical switch to allow plugging in of his emergency generator. This test is necessary in the event of a several-day power outage.
 - b. Smoke testing at the two "gravity areas" in the Cattails and the Village Green condos also will be undertaken this summer.
11. Lakes – Cheri Bout
- a. All mill weed is currently cleared.
 - b. Ms. Bout explained the need for either fill dirt or rip rap around the Lake Wisley spillway. She will seek an estimate for both.
12. ARB – Jim Whitmire
- a. Following a meeting with the Catoosa County Building Inspector, the County Manager, the County Attorney, the bank, Director Haralson and Chairman Whitmire, all issues with the Lonesome Dover property and its owner have been directed to the WRA Attorney.
 - b. Installation of an irrigation system at a home on Cattails Drive has been postponed until March 18th.
 - c. Approvals were issued for landscaping and fire pit (Wild Goose Cove), installation of a retaining wall in backyard to prevent further erosion (Woodpecker Place), and addition of a flower bed with river rock (Turtle Crossing).

President Stewart adjourned the meeting at 9:12 p.m. The next regularly-scheduled meeting will be held April 10, 2017, at the Whisper Creek Clubhouse, at 7:00 p.m. At this time, the Board will welcome newly-elected Directors.

Respectfully submitted,

Ellen Phillips, Secretary

Greg Stewart, President