

Whiffletree Home Owners' Association  
Annual HOA Meeting  
October 23, 2023

7:02 pm: The October WHOA Board Meeting was called to order by Jim. The meeting was held on Zoom.

2023-2024 Officers Attending:

- ✓ Jim Skelly – President
- X Tommy Mrazek – Vice President
- ✓ Bill Ostergren – Treasurer
- ✓ Lisa Kravitz – Secretary
- ✓ HB Bartz – Membership Committee Chair
- ✓ Tom Dixon – Beautification Committee Chair
- ✓ Bill Webb – Social Committee Chair
- ✓ Tom Moore – Crime Watch Committee Chair

WHOA Members Attending

- Alan Kravitz

Minutes of 2022-2023 Annual Meeting:

- Bill O moved to approve the minutes from the WHOA Board meeting held in September 2023, Tom D. seconded, Board approved.

Social – Bill Webb

- Winter Social
  - Napoli's
  - Tom D. suggested to call Napoli's today about this year's event so that they can prepare.
  - January date TBD – Tentative Jan 22, 2024

Membership -HB Bartz

- Directories ordered.
  - Directory cost this year was \$2,343, up by 11% from last year.
  - Options to be considered:
    1. HB is investigating an online directory option.
      - Access only for paid members or all members?
      - How to store and access directory would have to be determined.
    2. Another option may be to sell ads to cover the printing costs
      - Bill W. may have some vendor contacts – he will inquire if there is interest to pay for ads.
      - Neighbor-owned businesses might be interested
    3. Send paper copies to only those that don't have access to technology.
      - Survey neighbors about preference with hard copy or online access.
  - Bill O. warned that we should be clear to everyone that we are not selling information to vendors.

Treasurer's Report – Bill Ostergren

- September Report was sent to WHOA Board via email in October.
- Balances are stable and on track.

Welcoming – (Bill Webb - acting)

- Bill & Jan to Welcome new neighbors as of 2023 and provide an activity report each month.
- Looking for a new volunteer to head the Welcoming Committee.

Crime Watch – Tom Moore

- National Night Out 2023
  - Plano Mayor, PPD Chief, and 2 other city council members (Shelby Williams and Julie Holmer)
  - Henry's Homemade did a great job with ice cream. Ice cream cost this year was 7% LESS than last year.
  - Good showing of neighbors, another successful NNO!

Beautification Report – Tom Dixon

- Vitality Grant
  - Entrance landscaping costs are not too much, and a grant will cover ~70%.
  - City wants to be added as an additional insured to insurance policy.
    - This request was made previously, WHOA pushed back and City agreed not to insist.

- Concerns are that when the wall is repaired. Worried about costs.
  - Bill O. – The insurance cost is not significant, but it doesn't make sense to buy insurance for the City for public spaces.
  - Jim to push back about this with the City to understand/check their flexibility on this topic.
  - Jim to investigate City Ordinances regarding this issue.
- Fall lighting – Halloween light decorations on Marchman entrance.
    - Fall decorations (pumpkins, etc.) at other entrances.
    - Lights left on 24/7 due to being LED and low power usage as well as experience with timers tripping off in wet weather. This necessitates someone going to the corner to reset the switches.
    - Some pumpkins at Harvey and Marchman entrances have gone missing.
  - Christmas lights
    - Christmas lights will be put up when the Fall lighting is taken down (sometime in November)
    - Tom D will investigate the cost of updating the Christmas decorations.
  - Robert Simmons will announce a YOM winner for October.
    - Next YOM will be in December for Holiday decorations.
  - Entrances are doing well. Pansies will go in as the current flowers fade.

## **Old Business**

### **Newsletter:**

- Jim met with two people who are interested in supporting the Notable Neighbor Stories.
  - First stories will be in October about the neighbors behind the Halloween festivities on Langley.
  - Boots's story to follow.

### **City of Plano Engineering Project along Independence**

- Update – may start early 2024
- Clymer – Caravan screening wall to be replaced.
  - The sidewalk will also be replaced – it will affect landscaping.

### **FinCEN – Financial Crimes Enforcement Network**

- Update: Jim requested that Neighborhood Services inform HOAs in the Neighborhood Summit, but it did not get added to the agenda.
- Corporations need to register by 2025 per the Corporate Transparency Act of 2019. WHOA is a corporation – not a non-profit.
- Jim asked Plano Neighborhood Services to research the legal requirements for HOAs.

### **NFTB Peanut Butter Drive – Tommy Mrazek**

- \$4150 donated (down from last year, but still a good showing for Whiffletree)
  - Nuttiest Neighborhood not yet announced.

### **Fittest Neighborhood 2023**

- Whiffletree has 52 participants. But the fittest neighborhood competition is scoring is not an average of the entire neighborhood.

### **City of Plano Short-Term Rental Task Force**

- Jim is on the task force. 19 people – some have short-term rentals
  - Developing a law/city ordinance about STRs.

## **New business:**

- Independence screening wall – construction expected to start in 2024
- Texas Recycles Day – November 11, 2023. Neighborhood Garage Sale - November 4. Jim to advertise in Newsletter. Lisa to send info to the neighborhood and post on Nextdoor and various websites.

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Jim moved to adjourn, and Tom D. seconded, Board approved.

8:00pm Meeting was adjourned.

Next WHOA Board meeting is scheduled for November 27, 2023, at 7pm on Zoom.