



Westport Lakeview Villas

Transition Meeting

August 4, 2025

6PM

- Meeting was called to Order by Dale at 6 PM.
- Quorum was established with 8 homeowners present, and two proxies.
- Dale shared the agenda for the meeting with the group,.
- Dale then introduced himself as the Manager for Westport at Lakeview Villas. He gave his contact information to the group.
- Dale then talked about the two websites for the community.
 - <https://westportlakeviewvillasassociation.com>
 - Happenings on property.
 - Notices for meetings
 - ACC's
 - Governing Documents.
 - lswpm.cincwebaxis.com
 - Only for your account.
 - Secure website to ensure privacy.
- Dale then discussed the financials for the community.
 - As of 8/4/25 – 11:05 AM
 - Operations - \$1,652.79
 - Reserves - \$5,234.46
 - Delinquencies - \$16,901.70
 - Across 14 Accounts, 3 of these are at the Attorney.
- Dale then talked about issues in the community.
 - The trail has recently been repaired. Due to today's rain, it is showing that it will continue to have this issue.
 - Parking is an issue in the community. Please only have the two cars that are for your unit in the community. Any additional ones prevent visitors from parking in the community.

- Dale then had the Candidates for the Board speak.
 - Mitch Michaels
 - Sherry Hall
 - Gregg Fowler
- Dale pointed out that, according to the documents, this Board will serve for a 1 year term. And, as there are three positions, and three candidates, if the owners would like, they can accept the candidates in total.
- The owners gave unanimous consent, and the Board was elected.
- Dale thanked everyone for taking the time to be at the meeting, and more information would be coming as the Board looks into issues.
- Meeting was adjourned at 6:25 PM.