

Wildwood Lot Owners Association
Board of Directors Meeting Minutes
November 5, 2022

Came to Order at 8:00 am

- Present: Trei Irwin, Randy Hudson, Robyn Overly, Bill Tisher, Danny Payne, Chris Oliver, Richie Haefner
- Absent: None

Richie Haefner opened with prayer

Pledge of Allegiance

Finance

- Paid Conservation Club for fish - \$1000
- Looking at Amcon Distributing for cigarettes and potentially other items – Bill to have office look into it
- Trei Irwin made a motion to add \$100 per month to the savings account Chris Oliver seconded.
Resolution 20221105.001
- 2023 Car and ATV decals are in. BOD agreed to keep fees as they are now

Security Update

- Discussed guard shack option
 - Existing guard shack needs electrical updates – potential to run a new electric line to existing shack for heat/electric
 - One option is a new 12x20 building behind the existing one
- BOD discussed and agreed to keep security on weekends through the winter
- Burn Ban policy discussion – Discussed applicability of burn ban in the park to a burn pit and grills versus open burn. **BOD to ask Park Council to take this question up**

Maintenance Update

- Reviewed sealed bid opening for dozer blade and brush hog
 - Brush hog to be sold for \$751.50
 - Dozer blade to be sold for \$2000
- Lagoon – DNR/Engineer indicated lagoon needs to be drained, sludge removed, and leak resolved
 - Need a permit from DNR to use the second lagoon while the big one is being pumped
 - Lonnie and maintenance team will research potential options
 - Should look at potentially using a liner and also potentially an aerator
- Turkey Park Comfort Station
 - Lonnie discussed a punch list of issues at the Turkey Park Comfort station that needs to be remediated by the builder.
 - Discussed the need to add hot water spigots in bathrooms
- New Road Dust truck upgrade is progressing well
- BOD asked Lonnie to run a new electric line to the guard shack
- Randy made a motion. To pay \$6650 to Miller Companies for a development plan and permitting with DNR for the lagoon issue. Richie seconded. Unanimous – **Resolution 20221105-002**

Store Update

- No updates

Internal Affairs Update

- No update

Executive Session

Old business

- DNR
 - Trei to follow up with our attorney re: holding tank placement question
- Bylaws & Covenants update
 - Chris updated the BOD – C&B completing updating the synopsis documents and will work on Covenants sections 3, 4, and 7 next

New business

- Danny discussed the mailboxes lining the fence. BOD indicated that they're private mailboxes and can't be assumed without the existing owner's permission
- Handicap Plates – Discussed the need to buy larger plates in order for the handicap sticker to fit. Office to order the minimum number of large plates.

Reviewed Actions Without Meetings since prior meeting

- None

Chris Oliver made motion to adjourn at 9:35 am, Randy seconded. Unanimous approval.



Respectfully submitted Board of Director
Chris Oliver, Secretary