

MINUTES
WILDWOOD LOT OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
February 11, 2017

Present: Tammy Spyers, Trudi Elliott, Robyn Overly, Ron Tesson, and Hank Short
Absent: John Haynes and Lisa Bryan

Meeting called to order at 8:10 AM by Tammy.

Tammy made a motion to approve the January minutes with corrections. 2nd by Ron. Motion passed unanimously.

The DNR response was submitted before the deadline by Miller and Associates.

A maintenance report was submitted by Lonnie and Bill listing projects completed, work orders completed and a list of maintenance equipment to dispose of.

Bill requests authorization for up to \$1,200 to purchase a trailer for the mower. Bryan found a used one for \$800. 70" by 12' with Ramp. Lonnie will get 2 more bids. The BOD approves the request.

Lonnie feels our main air compressor, that is 110V, needs to be replaced. He found an Ingersoll Rand 220V, 5 HP, 2 stage for \$1,099. 220 service exists in the maintenance shop but it needs updating. We are going to wait on updating electric. Lonnie suggests having REA place a pole and run new service. That would require an additional meter, and the BOD has been working to reduce the number of meters in the park to reduce costs. The BOD agrees to check on the cost for the future. Hank will work with Lonnie to assess the 220 service situation. Lonnie will get 3 bids on the compressor. The BOD gives permission to purchase one up to \$1,200.

We will be taking sealed bids on the 1984 red dump truck, the 1991 pickup and the road grader. Minimum bid \$1,000 each on the trucks and \$1,000 on the grader. Sealed bids will be opened at the April 8, 2017 BOD meeting.

Lonnie received the third bid on the pool repairs. Tammy asked we check his references, and also requests the previous bid include clean skimmer and include kiddie pool with water blasting, prep and painting the pool. Lonnie is to call this week so we can move on this as soon as possible.

Maintenance has updated items in the Turkey Park Comfort Station, Deer Park Comfort station and Clubhouse.

The BOD gives permission to hire a worker part time to assist with updates and housekeeping. Bill is ok with that for now, but would like to consider hiring more skilled workers and paying a little more for the summer. The BOD feels that is ok as long as we have the work orders to justify it.

Lonnie and Bill left the meeting at 10:30.

Ron obtained three bids on the guest passes being printed, and presented the bids. The BOD agreed

to go with a local company.

Heather will check on getting another pizza cooker free from our vendor. If we cannot get one for free Bill is going to purchase another pizza cooker for the office.

Bill requests authorization to pay \$15,100 to our Engineering Firm at this time. The BOD approves. This is to come out of the DNR fund.

The BOD left at 10:40 to meet with Park Council.

Joint meeting at 11 AM with the Park Council:

11 Park Council members present.

Questions for the BOD from PC:

What is the pool status? Did any of the companies that submitted a bid say how long it would take? No, but they know it has to be open Memorial Day weekend and we want it done as soon as possible. Lonnie is still finalizing estimates.

Dead trees were cut down in Deer Park by maintenance. Why?

Ron mentioned it to Bryan and maintenance took care of it. Ron apologized and said he would let the Environmental Committee know in the future when this happens. Chuck mentioned the electric company came in by the chapel and trimmed some trees. The BOD states it would be ok for lot owners to clean that up if it is on common ground.

Hank has a question for the PC: What is going on with the playground equipment?

Mike Tanner and Mike Kiso are going to put together a materials list and they will move forward. Lonnie may need to drill some holes for the equipment. This will be to replace the playground equipment at the clubhouse. Volunteers have raised \$2,650 for this project.

Cindy has asked to be removed as Secretary and as co-chair of the Social Activities Committee, as she has accepted a job where she has to work weekends. Donna has volunteered to assume responsibilities of co-chair Secretary and Randy volunteered to be the co-chair with Social Activities.

The BOD left the joint meeting at 11:30, and returned to the board room at 12 noon.

Patty, representing Internal Affairs, joined the BOD at 12 noon. She informed the BOD of the following Park Council recommendations.

- The Park Council voted on a recommendation for a Special Event. \$5 per car if they are reserving the clubhouse or chapel.
- The Park Council recommended a company as a backup for our pump truck. The BOD agrees and commented we also have another vendor that has previously assisted when we needed a backup.
- Regarding a previously issued fine for removing wood from the park, the Park Council stands on the \$50 fine.

Patty left the meeting at 12:15.

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Bill requests permission to have full office staffing March 1st. The BOD will revisit this next month for full staffing April 1st.

Tammy made a motion to adjourn the meeting at 2 PM. Robyn 2nd. Motion passed unanimously.

Respectfully Submitted by the Board Vice President, acting as Secretary:



Tammy Spyers