

Minutes

Wildwood Lot Owners Association

Wildwood Park Council

January 13, 2018

Attending: Cindy Tanner, Debby Johnson, Mark Schepers, Chuck Ridgel, Jim Bumpus, Stormis Moeller, Mike Tanner, Mark McDonald, Bill Tisher, Dwayne Overly, Cristy Herron, Tina Schepers,

Sworn in: Vickie McNeil, Dee Newman, Linda Haynes, Penny O'Dell

Absent: John Leykamp, Rose Leykamp, Ray Lasley, Larry Newman, Patty Clough

Guests: Will Moeller, Amanda Lee (& son), Lisa Coffman, Jonnie Coffman

Cristy Herron opened the meeting with prayer followed by the Pledge of Allegiance.

December minutes distributed & approved.

Public Comments:

Lot owner, Turkey lot 243, stated they got a fine for taking a truck load of wood out, which is the same wood she brought in, and she says people are stealing the wood. Wants fine removed. Wants permission to remove the rest of the wood.

Had them leave the room so we could discuss/vote.

Discussion regarding the wood issue: Covenants section 4.11 states that wood cannot be removed from Wildwood. Without being able to show a receipt that she purchased the wood and brought it into Wildwood, PC voted unanimously to not waive the fine. PC voted unanimously that she couldn't remove the rest of the wood.

Explained PC's decision to lot owner, who stated that she wanted to discuss it with the board. Informed her that protocol would be to make an appointment to meet with the board.

Committee reports:

Financial – Stormi reviewed financial report provided by Bill. In the POSITIVE for 2017! Cindy Tanner motioned to accept the report. Dwayne Overly seconded. Motion passed unanimously.

Environmental – Dwayne Overly reports that there has been nothing going on over the winter. Mark M motioned to accept the report. Debby Johnson seconded. Motion passed unanimously.

Natural Resources – Chuck Ridgel reports that 3 trees were cut down for a car port. Debby Johnson motioned to accept the report. Cindy Tanner seconded. Motion passed unanimously.

Social – Larry and Patty were both out sick. Dee gave report in their absence. She reported that they purchased the Easter Bunny costume because it was only 20 dollars more to purchase than rent.

Easter Egg Hunt and Hayride is scheduled for 3/24/2018, weather permitting. Time is to be determined. Will need volunteers to pull hay wagons. Will post the activity details on Facebook after the February meeting.

Cristy will send “activity suggestions” list compiled from the Facebook discussion to Larry so that they can determine what is and is not usable suggestions. The list includes those who volunteered to help with various events.

Cindy Tanner stated that the office personnel want to be able to help with some of the activities and have created a “wish list” of activities they’d like to see happen.

Cindy Tanner to send Dee and Larry a list of the different bands that we’ve used in the past.

Mark M motioned to accept the report. Cristy Herron seconded. Motion passed unanimously.

Clubhouse – Penny states there are no clubhouse rentals for January.

Debby states she has provided the office with a list of rules for clubhouse use that should be provided to WW lot owners when they rent the clubhouse.

Locks on the clubhouse have been changed. There are currently 3 keys: Bill has one, Maintenance (Debby Johnson) has one, and one is in the office for those who rent the clubhouse.

Chuck requested the Security also have a key.

Mark Schepers asked how do we stop people from making copies of keys? There is no way to control that.

Cindy Tanner motioned to accept the report. Debby Johnson seconded. Motion passed unanimously.

Internal Affairs – Bill states no fines since last meeting. He advised of section 6.2.3 in the by-laws regarding attendance for Park Council members. Mark M read 6.2.3 to Council. By-Laws section 6.2.3 states a PC member will be subject to removal if they miss three consecutive meetings or four meetings within the year (Nov 1 through Oct 31).

Discussion followed on the possible removal of two members from PC based on their three consecutive misses. Mark M advised that couple of years ago he called someone that was missing due to work and advised that we needed people to get involved with PC. Person in question then resigned. Mark M advised to call the lot owners. During break he called, but got voicemail. Left a message asking their intentions.

Decision was made to wait on making decision specific to removing the two lot owners from PC at February meeting.

Jim B asked what would be an “excused” absence. By-laws state “extenuating circumstances” as an “excused” absence. Discussion regarding what constitutes an extenuating circumstance. General

consensus is that work is not an extenuating circumstance because we all understand the demands of being on PC, and that the second Saturday of every month is Park Council meeting. If work consistently interferes with PC then one doesn't have adequate time to devote to the matters of the Park. Point was made that November and December a pc rep had called Patty Clough stating they had to work. It was agreed that what previous park councils put into place regarding attendance is null and void with the new park council.

To streamline attendance ramifications so that going forward we don't have to have a discussion every time someone is absent, we decided the following:

1. Out of common courtesy, if someone is going to miss a PC meeting they should contact the Chairperson – Cristy Herron, or the Co-Chairperson – Cindy Tanner. This does not automatically make it an “excused” absence.
2. If someone misses three consecutive meetings, we will reach out to the person to find out their intentions of remaining on the council. A vote to remove or retain will take place the month after the three consecutive misses.

Vote on attendance guideline passed unanimously.

CIMR – Mike Tanner mentioned that CIMR would be meeting with the BOD. Nothing to report until after they meet with the BOD.

New Business:

Linda Haynes asked if the Marquee could be updated – it still shows a “condolences” message. Cynthia takes care of the Marquee and can make the changes.

Mike Tanner asked if the board had put a lien on a lot owner. It was confirmed that the board did put a lien on a lot owner. ***It is NOT Park Council's job to deal with the personal finances of a lot owner and as such, the lot owner's name has been removed from the minutes.***

Mike Tanner asked if there were any repercussions for whomever filed the false claims with DNR regarding the old dump site. Dwayne stated that there were none.

Mark Schepers reminded everyone that PC & BOD (along with spouses) are having the “getting to know you” fish fry at the clubhouse.

Meeting adjourned at 11:12am.

Respectfully submitted by

Tina Schepers