

Wildwood Lot Owner's Association

Park Council Meeting

June 11, 2016

MEMBERS PRESENT: Catherine Dean, Mark McDonald, Trudi Elliott, Sam Lasley, Denise Lasley, Cindy Tanner, Greg Lauber, Dwayne Overly, Jim Bumpus, Kim Wyman, Hank Short, John Leykamp, Patty Clough, Rose Leykamp, Mike Wooley, Jamie Menke, Penny O'Dell, New Members sworn in: Chuck Riegel, James Conley.

MEMBERS ABSENT: Randy Hudson, Ray Lasley.

GUESTS PRESENT: There were 39 guests present. Copy of sign-in sheet is available upon request.

CALL TO ORDER: The meeting was called to order by Catherine Dean, a quorum was established.

Approval of The Minutes: The April minutes were reviewed. John made a motion to accept the April minutes, with the corrections, Mark seconded the motion. Motion carried.

Public Comments: 1) A letter was read by Patty.

2) David B, C15-16, got a fine for tailgating. The park council discussed and the fine stands.

3) Al V, B319-320, weeds are not being cut on common ground.

4) Mike Z, C80, WW is cutting grass less than they use to and we need to get Debbie back on grass cutting.

5) Tami K, T312-313, says that security guard was out in the parking lot smoking during the dance/fight. Pool is so cloudy that you cannot see bottom. They say it was bacteria in the water from someone swimming in the lake and refusing to wash off before getting in the pool.

6) Liz B, CO 102-104, \$ 95,000 Operating expenses would pay for a management company to come in to run the park because the board and administrator cannot. Should be able to replace the board. The board has too much power.

7) Susan R, B100, need to do something about atv riding around at 2-3 am

8) Jamie M, can we have an open meeting? Lot owners went to DNR because they were not getting answers.

9) Dale L, D16-17, Reported that she saw ATV riding side by side and butting each other. It was too dusty to read plates. She was given the security guard phone number to call.

10) Brian CV142, Why are we sending tickets in the mail? Should stop the person and talk to them. Tickets will still go out in the mail

11) Jamie M, says security guards need to be a group or at least they need to be able to carry something for protection.

12) Cindy T, why can't we have outside security to come in at the dances and even drive around the park every so often?

13) Trudi E, T191-193, There is a special email setup for the lot owners who receive tickets to contact IA before the next month's meeting was given out again. It is [internalaffairs1@yahoo.com](mailto:internalaffairs1@yahoo.com).

FINANCIAL REPORT: Given by John L.

See financial report for details

INTERNAL AFFAIRS: Given by Mark M. April thru May

- 1) One full time resident request
- 2) 3 tickets for no plates
- 3) 12 tickets for speeding
- 4) 1 ticket for running stop sign
- 5) 2 cars for tailgating
- 6) 1 fire unattended
- 7) 35 letters sent for cleanup lots, and they are looking better
- 8) 1 parking in handicap
- 9) 4 expired plates
- 10) 3 no rear plates
- 11) 6 stop sign ran
- 12) 2 reckless/imprudent driving
- 13) 16 speeding

Comments about the fine for fight at the dance.

- 1) We do not accept fighting
- 2) Who do we fine?
- 3) What is a fight with one person?
- 4) Was described as a brawl by police

Discussion on fight

- 1) Fine for fighting needs to be reduced with all that are involved
- 2) Take the \$1000,00 and split it
- 3) The one who threw the first blow should be fined
- 4) Jason H,B35, made a comment that it was over getting a full time resident approved for Russell.
- 5) Have an off duty cop come and drive the park and come to the dances.
- 6) Would like to stop the fighting and to find the one who started the fight
- 7) Ron M,B165-166, they did not qualify for full time residency. He came and got in my face and started ranting. I was then grabbed by the neck and it was an attack on his life and his family. Then this guy was led to the parking lot by John L.
- 8) Donna H,D16-18, the person who started the fight, then went to the parking lot to start another fight.
- 9) Jamie M, made a motion that we fine the instigator \$500.00 and that Stan A, BOD member, withdrawal from any discussion brought up before the board. Seconded by James M. 13 yes, 3 no, 3 abstained. Motion carried.
- 10) Jamie M, made a motion that the person who started the fight be banned from all dances until things are resolved and until the fine is paid. Seconded by John L. 10 yes, 6 no, 3 abstained. Motion carried.

Cindy T made a motion to accept the internal affairs minutes. Patty C seconded the motion. Motion carried with 1 abstained.



ENVIRONMENTAL REPORT: given by Dwayne O. (April-May)

- 1) Dwayne approved of 6 sheds, 3 cabins, 2 additions, 2 rv ports, 1 deck, 1 garage, 1 handicap ramp
- 2) Rules override building permits
- 3) Building codes have not been approved by the board
- 4) Mark M. made a motion we accept the environmental report. Kim W. seconded. Motion carried.

NATURAL RESOURCES: given by Hank S. (April-May)

- 1) 80 trees were approved over 32 lots, and 32 were dead
- 2) 1 RV placement
- 3) Hank S is taking over as chairperson and Ray L is taking over co-chair and John L will be on stand by
- 4) Campers coming in for the holiday weekend need to be removed after the weekend
- 5) Put ribbons around the tree do not spray paint them
- 6) Cindy T made a motion we accept the natural resources minutes. Jamie M seconded the motion. Motion carried

SOCIAL COMMITTEE: Given by Catherine D

- 1) Hope spent \$179.57 for the kid's carnival
- 2) Tye dye was changed to Saturday July 2 at 10:00 am
- 3) Chris Bayless's band is playing at the harvest dance
- 4) There will no parade or kids Olympic on the July 4<sup>th</sup> weekend
- 5) Mark M made a motion we accept the social committee minutes. Jamie M seconded the motion. Motion carried

CLUB HOUSE COMMITTEE: given by Penny O

- 1) The clubhouse is rented every weekend for the month of June.
- 2) Mark M made a motion we accept the clubhouse committee minutes. Cindy T seconded the motion. Motion carried

## MEETING WITH THE BOARD: Questions and Answers

- 1) Q: Common ground not being maintained? A: we have purchased a new sickle mower. The gearbox broke. So it was in the shop but now we have it back.
- 2) Q: What can be done about ATV riding up and down at 3:00 am? A: We need to get their plate number and write a compliant. If we know the lot number, it is a start for security to watch. We need bigger plates.
- 3) Q: How Robin and Rocky Miller know each other. We need a clarification of relationship. A: Robin gave a detailed description of their families' relationship as a school bus driver, Robin technically worked for Rocky, head of the school board. They have been casual friends, kids in same school and sports.
- 4) Q: At lot owners meeting Rocky Miller said he was 90 % done? A:
- 5) Q: Charter for the bylaws and convents? A: It will be done later today, it is to be sent to the attorney. It was told that the charter was signed by John and Hope but it is nowhere, Trudi asked Catherine to go back through the video minutes to find out if the charter has been approved by PC.
- 6) Q: Why is the pool so dirty? A: It was found that someone went swimming in the lake and then went into the pool without shower and the bacteria got in the water
- 7) Q: Did the cops come the fight at the dance? A: Yes, and they said it was just a brawl.

Board left the meeting at 12:30

## OLD BUSINESS:

- 1) When a second trailer is placed on the lot, it should not be hooked up to the first trailer holding tank, according to AOC. It should be more clear of how the waste should be handled. Hank S will revise the seconded trailer procedure to make perfectly clear.

NEW BUSINESS:

- 1) There should be an email account for the board and the park council to better communicate with the lot owners who have questions. The BOD said they would get one set up.

Jamie M made a motion we adjourn the meeting. Cindy T seconded the motion. Motion carried.

Meeting was adjourned at 12:50 pm

A handwritten signature in cursive script that reads "Penny O'Dell". The signature is written in black ink and is positioned to the left of the typed name below.

Secretary: Penny O'Dell