

## Minutes

Wildwood Lot Owners Association

Wildwood Park Council

November 6, 2021

**Attending:** Amy Maly, Amy Oliver, Bruce Studley, Cheri Payne, Chuck Ridgel, Colton Tremain, Cristy Herron, Donny Bates, Jim Bumpus, Kathy Sims, Lisa Coffman, Lisa Hays, Mark Schepers, Richard Haefner, Sandy Carter, Tina Schepers, Vickie Studley

**Absent:** Cookie Hubner, Kim Briant, Lisa Irwin, Sue Menke

**Guests:** Carol Bates, Cindy Tanner, Debby Johnson, Hank Short, Larry Sims, Lori Wood, Penny O'Dell, Tami Kiso, Tim Hays

**Cristy Herron opened the meeting with prayer followed by the Pledge of Allegiance and roll call.**

**Chuck Ridgel swore in the following newly elected PC Members:** Amy Maly, Cheri Payne, Cristy Herron, Donny Bates, Kathy Sims, Lisa Coffman, Lisa Hays, Rich Haefner, Sandy Carter, Tina Schepers, Vickie Studley,

**October Minutes:** Were previously distributed via e-mail to last year's PC members for review and hard copies were available for all newly elected PC members.

Jim Bumpus motioned to approve. Sandy Carter seconded. Passed

**Committee Elections:** Following are the committee appointments and or elections that occurred:

PC Chair – Cristy Herron (volunteered, uncontested)

PC Co-Chair – Tina Schepers elected. Vickie Studley and Tina Schepers both volunteered. Voted 14 – 3 for Tina

Secretary – Cheri Payne (volunteered, uncontested)

Co-Secretary – Lisa Coffman (volunteered, uncontested)

Financial Chair – Lisa Irwin (volunteered, uncontested)

Financial Co-Chair – Rich Haefner (volunteered, uncontested)

Internal Affairs Chair – Sandy Carter elected. Sandy, Bruce Studley and Donny Bates all volunteered. Voted Sandy 12, Bruce 2 and Donny 3

Internal Affairs Co-Chair – Amy Maly elected. Amy and Donny Bates both volunteered. First vote was a tie with 8 votes each, re-vote resulted in 9 votes for Amy, 7 votes for Donny, 1 abstained.

Sgt at Arms – Mark Schepers elected. Mark and Chuck Ridgel both volunteered. Voted 10 to 7 for Mark

Co-Sgt. at Arms – Chuck Ridgel (volunteered, uncontested)

Environmental Chair – Colton Tremain (volunteered, uncontested)

Environmental Co-Chair – Rich Haefner (volunteered, uncontested)

Natural Resources Chair – Bruce Studley elected. Bruce and Rich Haefner both volunteered. Voted 10 to 7 for Bruce

Natural Resources Co-Chair – Donny Bates elected. Donny, Rich Haefner and Vickie Studley all volunteered. Voted 9 for Donny, 4 each for Rich and Vickie

Clubhouse Chair – Lisa Coffman (volunteered, uncontested)

Clubhouse Co-Chair – Lisa Hays (volunteered, uncontested)

Social Chair – Kathy Sims (volunteered, uncontested)

Social Co-Chair – Amy Maly (volunteered, uncontested)

CIMR – Jim Bumpus, Chuck Ridgel, Colton Tremain all volunteered

Covenants & Bylaws PC Rep. – Sandy Carter volunteered

Cristy Herron motioned to approve the elections, Lisa Coffman seconded. Passed

**Public comments:** A Lot owner suggested to remind folks that the \$100 clubhouse rental fee is non-refundable, only the deposit is refundable if the clubhouse is left in good condition.

## COMMITTEE REPORTS

**FINANCIAL:** Cheri Payne relayed the following information that was provided to her by Kim Wyman prior to the meeting:

	Park Council Savings (matches Balance Sheet)					Cash in Safe	WLOA 2021	Total Funds
	Playground	Recycle	Floating	Social	Total		Budget for PC	Available
Balance as of 10/9/21	\$139.76	\$162.00	\$408.94	\$1,909.80	\$2,620.50	\$91.00	\$1,960.84	\$4,672.34
Harvest Fest expenses					\$0.00		-\$228.76	-\$228.76
Balance as of 11/6/2021	\$139.76	\$162.00	\$408.94	\$1,909.80	\$2,620.50	\$91.00	\$1,732.08	\$4,443.58

Cristy Herron motioned to approve, Kathy Sims seconded. Passed.

**INTERNAL AFFAIRS:** Larry Sims reported that 11 tickets were issued in October:

5 speeding, 1 moving decals between vehicles, 1 unattended fire, 1 tailgating, 1 reckless driving, 1 removal of wood, 1 illegal parking.

Jim Bumpus asked to verify that fine income for the year is \$14,000.

Lisa Coffman motioned to approve. Cristy Herron seconded. Passed

**ENVIRONMENTAL:** Colton Tremain reported the following for October:

A total of 10 permits were issued in October: 3 sheds, 2 additions, 2 canopies, 2 second trailer placement, 1 deck  
One 2<sup>nd</sup> trailer placement request was denied.

Cheri Payne motioned to approve, Kathy Sims seconded. Passed

**NATURAL RESOURCES:** Bruce Studley reported 52 trees were approved to be removed from 26 lots in October.

Bruce suggested that a change be made to the Tree Removal Form to show **how** the trees are marked. He also asked about a tree removal denial form, which Cristy informed him is already available on the web site.

Colton Tremain asked what criteria is used to determine tree removal approval. It was stated that if a tree is dead, posing a safety risk to life or property, or in the way of a trailer or structure, it is approved. There was concern that too many trees are being removed. Jim Bumpus reported that so far in 2021, a total of 628 trees have been approved for removal. This averages 3 trees per lot. It was recommended that we come up with something to promote new tree planting for Arbor Day. It was also stated that trees are available from the Missouri Dept. of Conservation.

Increasing the fine for removing trees from Wildwood was discussed. Although Park Council was unanimously in favor of increasing the fine from \$50 to \$250, it was brought up that this is covered in Sect. 4.11 of the Covenants and requires a Lot Owner vote to change. Cristy will add this to the B&C committee agenda.

Cristy Herron motioned to approve. Kathy Sims seconded. Passed

**CLUB HOUSE:** Nothing to report.

**CIMR:** Nothing to report

**SOCIAL:** Kathy Sims reported the following:

Saturday, December 4, 2021 – Breakfast with Santa from 9 – 11 am in the Club House. WCCC will be serving pancakes and sausage. Various kid's crafts will be available and gift bags will be distributed to all children in attendance.

Kathy Sims asked for volunteers to help with this. Richard Haefner volunteered he and his family to help. Additional volunteers are needed for the craft tables

Kathy briefly reviewed what she is planning for next year's Harvest Fest which will be on Saturday, October 15, 2022. An obstacle course, bounce house, trunk or treat in the Coast to Coast area, and kids hayride are among them. Kathy also stated that next year on holiday weekends, the dances will held on Saturday night and food trucks will be brought in on Sunday for dinner rather than lunch.

Richard Haefner stated that his family raises pumpkins and he will donate some to the park next year.

Cheri Payne motioned to approve. Sandy Carter seconded. Passed

**Old Business:** Nothing

**New Business:**

WCCC Update: Chuck Ridgel stated that 2 lakes were recently shocked. The Indian at Canyon View has been refreshed and the deer at Deer Park entrance will be next.

Bruce Studley reminded everyone about daylight savings time ending tonight.

Vickie Studley asked why the PC meetings are not run in accordance with Parliamentary procedures. Cristy asked if she was referring to Robert's Rule, which Vickie said yes. Cristy stated that Parliamentary procedures/Robert's Rule is not applicable in Wildwood's situation as the Bylaws dictate how meetings should be run and the PC meetings are run according to the ByLaws.

Richard Haefner inquired when the mowing at the park entrance will happen for the prairie grass project. Mark Schepers stated that the mowing will happen in January.

Cristy Herron motioned to adjourn. Kathy Sims seconded. Motion passed and PC meeting adjourned at 9:45 am.