

October 13, 2018 Wildwood Lot Owners Association

Lot Owners meeting Agenda

- Meeting called to order
- Quorum
- Prayer
- Pledge of Allegiance
- Introduction of Board of Directors
 - Resignation of John Haynes, August 2018
- Introduction of Park Council Representative
- Approval of May 2018 minutes
- Recognition of volunteers
- Old business
 - Lawsuit
 - Attorney statement: As most of you are aware, the WLOA was previously involved in a lawsuit filed by John Leykamp. This lawsuit has now been resolved, with the Court entering judgment in WLOA's favor.
 - DNR
 - Tank Monitor installation
 - Deadline extension – December 31, 2018
 - Decommission of tanks
 - Repair of pipe
 - Major pipe replacement
 - Future repairs
 - Additional dechlorination chambers at lagoon.
 - Fines for non-compliance
 - No monitor installed
 - Not recommended monitor installed
 - Fire District change to South Callaway approved by court.
- Financials
 - Financial profit and loss, Balance sheet.
 - MCA Collections
 - Year to Date \$23,278 collected
 - We keep 71% of that
 - Currently there are 140+ accounts in collections
 - Any account over 90 days due is being turned over to collections.
 - Assessment
 - Three year average budget
 - Need for assessment change
 - Bylaws and Covenants committee
 - Vote of Lot owners
 - 2018 Budget cuts

- New Business
 - Purchase of Lots on court house steps
 - Lots purchased at court house auction on August 27, 2018 were funded with a 12 month un-secured, zero interest loan from an anonymous lot owner.
 - We purchased 21 lots. List will be published on the WLOA web site. The lots were primarily purchased to:
 - Prevent new lot owners from buying lots at a fraction of their value, and these lot owners would add to the stress of the infrastructure
 - WLOA will re-sell the lots
 - Bylaws and Covenants committee
 - Park Council – Cristy Herron & Larry Sims
 - Board of Directors – not yet determined
 - If anyone interested in being the ‘at large’ member
 - Must email Trudi @ Elliott.trudi@gmail.com
 - Deadline to apply October 29, 2018 noon
 - Questions for the board
 - Swearing in of newly elected board members
- Motion to Adjourn