

Woodcliff Lakes Inc.
Minutes of Board Meeting
January 6, 2020

President Tony Bromm called the meeting to order at 6:33pm. Board members present were Les Hileman, Dave Langenfeld, John Menning, Ward Reesman, and Scott Schaefer. Also, in attendance were Security Officer George Wolsleben, Office Administrator Chris Johannesen, and residents Larry Hevlin S90, Pat Tews S1180, John Coutts T29, and Cheryl Reesman S1175.

Wolsleben presented the **security report** which showed 391 cases in December, putting the total for 2019 over 5,000. Wolsleben announced that long-time resident Tony Menousek, T1013, passed away this weekend and his wife would like to have a memorial service with full military honors, including a 21-gun salute, on the beach of their lot in April or May. This was approved and an email will be sent to residents with the date so they are aware of this ceremony.

Minutes of the December 2, 2019 Board Meeting and the December 8, 2019 Quarterly Meeting were approved unanimously. Reesman presented the **financial reports** through December 31, 2019 which showed a substantial savings due to the volunteer road work.

Action Items:

1. Disaster Preparedness:

Six more residents will complete the CERT training program this Saturday.

A Certified CPR class will be set up for the CERT team.

Information from the CERT programs will be included in the emergency handbook.

2. Residents:

T29 John Coutts presented a survey and requested trading a piece of his property which is in the road for a piece of property on the lake side which would include his seawall within his lot lines. The Board Attorney will be contacted to confirm this lakeside piece is common ground and requires a vote of the residents to trade. Coutts will check with the county on a variance for his patio.

S1035 Dave & Andrea Hilgenkamp common ground sale will be priced the same per sq. ft. as the S121 sale.

S121 Don Mahrt has been sent a letter to sign agreeing to the pricing and conditions of the sale.

S74 – no update on the garage donation at this time

S1128 Beach erosion has been reported. All lots are to repair all erosion, docks, and lifts by this spring and a second eblast will remind everyone.

S17: The tree on the road side has been removed but the stump is still there. A contractor will be asked to grind it down.

3. Office:

Entrance Gate panel was replaced December 17th and computer software installed December 31st. PINs and remote numbers are being installed for all residents; upon completion Security Fence will be reprogramming the panel to accept two-button remotes and restart gate operation. An eblast will be sent to all residents noting the restart date.

64% of residents have paid the 2020 dues. Finance charges will be applied February 1st to any left unpaid at that time.

S1086 will be asked to pay the past due balance in full within 3 months: April 6, 2020.

4. Security: All items were discussed at the beginning of the meeting.

5. Maintenance:

Schlusser Enterprises will be repairing and replacing posts and yellow rope.

Langenfeld and Ray Dengel will be checking out a UTV for sale on Wednesday.

6. Roads:

Dust Control for 2020 was purchased before year end.

Drainage near the temporary berm on the river road is being researched.

A request to minimize the ridges on all road edges was submitted. The ridges hinder drainage.

Goebel has purchased some new attachments for his equipment for smoothing the roads.

7. Lake Health Committee:

Thank You to Aquatic Biologists was sent for the box of Wisconsin cheeses and salami that was enjoyed at the meeting.

Discussion was held on dredging Poehling's Cove. Changes in OPPD's electrical wires will be needed so a long-reach excavator can be used. Keith Smith of OPPD is checking the cost but a rough estimate would be \$3,000 added to the \$25,000-\$26,000 dredging cost. Tree trimming may also be needed in that area ahead of any dredging.

8. Community Center:

January 16th at 6:30pm is the next Charity Poker Night.

New Year's Eve Dueling Pianos was sold out at 250 attendees, and although not intended as a profit-making event, netted almost \$3,000 profit.

A second, lower estimate of \$7,390 was received for changing all the lighting to LED. An annual cost savings of \$500 on the electrical bill is estimated and LED would provide dimmable lighting. The Board approved using \$5,000 of the general lakes budget towards this improvement.

9. Yacht Basin:

Annual agreements have been sent and are to be returned by April 1st. Two spots will be open.

10. SID #8:

Sawyer Construction has been working on repair of bank stabilization and the temporary berm to store material for the future road-raising project.

\$58,900 has been received from FEMA for the emergency work done during the March 2019 flood.

Additional projects are awaiting approval and funding.

11. Vets Club:

The next meeting is Tuesday, January 14th at 5pm.

March 13th and 27th will be Fish Fry Fundraisers with money being sent for Boxes to Servicemen overseas, Wounded Warriors, and Homeless Vets organizations.

12. NE Environmental Trust Grants: to be submitted in September 2020

13. 2020 Rules:

The revisions for the 2020 Rules were approved pending attorney approval.

New Business:

It was reported that the BNSF Railroad has contacted the office with concerns about the tree removal which they believe is on their property and undermines the stability of the tracks. BNSF was advised that it did not involve Woodcliff Lakes Inc.

No other business being presented, the meeting was adjourned at 7:35pm.