

# Woodcliff Lakes Inc.

## Minutes of Quarterly Meeting

### September 17, 2017

President Sean Kenney called the meeting to order. Board members present were Dan Fagervik, Dave Langenfeld, John Menning, Scott Schaefer & Pat Schlosser. Approximately 25 residents attended.

**Minutes of the June 11, 2017 Annual Meeting** were reviewed and approved. **Financial Reports through August 31, 2017** were reviewed. Fifty-six lots had not made a payment towards the community center special assessment as of August 31<sup>st</sup>. Approximately half have paid the full assessment and half are using the payment plan. Operating income and costs for the community center were reviewed; although it is only a snapshot since ownership of the community center began about three weeks ago.

**Jake Miriovsky of JEO Consulting** presented an update of the **River Bank Stabilization Project** funded by SID #8. It will most likely begin in December and be completed in the Spring.

Miriovsky also presented information and handouts on the **Storm Water Management Plan** for SID #8 which has three projects beginning this fall. The estimated total cost for all three is \$78,000. Three storm water drains in place (out of 15 total) will have retrofit options to filter out sand and debris from entering the lake. Other options to keep water from entering the lake are rain barrels and shore plantings. Most of the work is underground. Bids are being accepted now and work should be complete spring of 2018.

#### **Old Business & Committees:**

**Lake Health Committee:** Menning presented information from the Lake Health Committee. Lot T3 is donating electricity for several aerators in the fishing lake. An aerator and/or fountain will be ordered for the community center cove for next year. Board members Menning and Kenney have been coordinating boat ramp access over the summer to reduce the risk of invasive species such as zebra mussels. This process will be changed for this fall as residents pull their watercraft for the winter; anyone planning to return their watercraft to the lake yet this year will have it tagged, everyone else will be given the code to pull and store their watercraft. Menning thanked residents for their patience and cooperation this summer as several residents were surprised to learn they were heading to a lake known to have zebra mussels. Certificates of decontamination are being required. Contractors were being asked to follow the same procedure. The Woodcliff Rules were changed to add fines for leaving the gate open, using private ramps, or splashing from the Marina ramp. Fish stocking may be done this fall. The water level for Lake Ski-Di will be kept up until the weather is near freezing; it takes 4-5 days to lower. It will be brought back up to normal when the ice goes out in the spring. This time frame is healthier for fish.

**Road Committee:** Langenfeld announced that a "Monkey Survey" about road maintenance and aggregate used this year will be distributed in December for residents' input.

**Woodcliff Community Center:** Schlosser presented information about the purchase of the community center which took place August 11<sup>th</sup>. It has been professionally cleaned, a "bride's room" has been set up, and stainless-steel work tables were added to the kitchen. The Lions Club and Catholic Church have some plans for improvements. Long term plans include replacing some trees, landscaping, internet service, and electrical upgrade. Ed Sekera S1044 offered to donate a garbage disposal for the kitchen. Tim Krause S1157 will donate and hire Bryan McKenzie of Electri-tech for the electrical upgrade. Advertising as an event center is being done on Facebook, a dedicated website [www.woodcliffcommunitycenter.com](http://www.woodcliffcommunitycenter.com), on [www.theknot.com](http://www.theknot.com) and a spot in Fremont Tribune's Bridal Planner was purchased. New bookings number 13 or 14 with several others in the works. Rental income and expenses are being recorded in a separate fund which was shown earlier in the meeting. The Schlosser family was recognized for all the hard work they've done on behalf of Woodcliff Lakes Community Center.

#### **New Business:**

Volunteers for the 2018 Rules Committee were requested. Interested persons should contact the Woodcliff Office before October 1<sup>st</sup>.

**No other business being presented**, the meeting was adjourned at 2:09pm.