

Woodcliff Lakes Inc.
Minutes of Board Meeting
January 8, 2018

President Sean Kenney called the meeting to order at 6:28pm with all board members present. Also in attendance were Security Officer George Wolsleben, Office Administrator Chris Johannesen, and seven residents: Tony Bromm, Don Fiedler, Amy Leise, Harry Naylon, Cheryl Reesman, Ron Schaefer, and Sally Vilmont.

Wolsleben presented the December security report which outlined 399 cases. Residents should be aware that ice is only about 2" thick near spring-fed areas and those areas should be avoided. One resident went through the ice on the north end of the lake last weekend; luckily witnesses were able to come to the rescue immediately. The UTV will be pulled out this week. Classes for Boater Safety, ATV Safety, and CPR will be held again this spring; a large TV & DVD player are needed for these classes to be held in the community center. Sean Kenney will donate a TV.

Minutes of the December 4, 2017 Board meeting and the December 10, 2017 Quarterly Meeting were approved. Financial reports through December 31, 2017 were reviewed and will be filed. The balance of the cash operating fund as of 12/31/17 of \$10,886.80 will be transferred to the General Reserve Fund, bringing that account to \$24,931.02; the Board approved this unanimously.

Action Items:

1. Residents:

These three items will be considered at the February meeting.

2. Office:

Dues were billed to all lots the week of December 11-15th. Payments have been received for 276 lots. The settlement has been received from the insurance company for the first gate accident. Mooney Insurance has filed a claim with the driver's insurance in the second gate accident. Annual employee reviews have been completed.

3. Security:

Four estimates for replacing windows in the Security House were reviewed and Dean Larsen Construction was awarded the work. His bid included painting and staining of all trim work which would complete the job. The Board approved paying for this work from the General Reserve Fund.

4. Maintenance:

The cable on the pontoon lift has been repaired.
The Marina moved the old pontoon to the Fishing Lake boat ramp.
Service of the Tool Cat will be completed by Schlosser Enterprises.
Kenney will send the estimate and invoice from Outback Construction for work done in the cove last summer. A letter offering partial payment will be sent.

5. Roads:

An estimate was received from the asphalt company with a temporary location across the river. JEO determined the asphalt was not thick enough and wanted specifications on necessary road preparations. Sawyer Construction is also reviewing the estimate.
The Road survey prepared by the Road Committee would gather resident opinion on the 2017 road work, if this is the right direction for the roads, and the time frame residents would like to see depending on costs.

After lengthy discussion, it was decided the survey will include basic information about the asphalt estimate to gauge residents' opinion on considering that as an option. The survey should go out by the end of the month.

6. SID #8:

SID 8 met December 7th and approved raising the utility fee from \$100 to \$125 for 2018. This will be billed to residents in mid-February.

Storm Water Management Projects were completed this fall.

The River Bank Stabilization project began today and should be done by February 1.

7. Lake Health Committee:

Signs with Zebra Mussel information will be purchased.

8. Tract 8 Community Center:

Two lots have not yet made a payment towards the \$907 assessment and liens have been filed and lake privileges suspended.

2018 rentals are being set up.

9. Yacht Basin:

One spot is still open.

2018 Agreements were sent out and are due April 1st.

10. 2018 Rules:

Discussion followed about a fine for road damage resulting from construction equipment or material. A motion was made and approved to add a fine of \$500 for first offense.

No further business being presented; the meeting was adjourned at 7:43pm.