

MANY WATERS HOMEOWNERS ASSOCIATION  
ANNUAL MEETING  
June 30, 2012

**I. APPROVAL OF MINUTES**

The meeting was called to order at the Allan Park Shelter at 12:20 by President Chad Hayes. A motion was made by Karl Stewart and seconded by Dean Baumgardner to approve the minutes from the June 18, 2011 annual meeting. Motion carried.

**II. TREASURERS REPORT**

Treasurer Dean Baumgardner presented a year-to-date financial report. The account balance as of 6/28/12 is \$10,796.00. There are currently 78 paid members. The current total balance of the 2 CD's set aside for the boat launch dredging project is \$14,019.00. There's also \$3,750 in the checking account earmarked for the escrow. The proposed budget for FY12 is \$8,630. Motion made by Dean Hulsizer to accept the proposed budget. It was seconded by Karl Stewart. Motion carried.

**III. UNFINISHED BUSINESS**

A. Boat Launch / Channel Dredging

1. Mark Madigan received a proposal from Wipperfurth Excavating for \$22,410.00 – cost doesn't include permitting or landscaping
2. Chad H. is waiting for a proposal from Homburg Inc – Madison: Build causeway of stone into the channel
3. 2003 was the year that the pool at the edge of the boat ramp was dredged and the new ramp built. Full channel has never been dredged.
4. Mike and Julie Beich would still allow their lot to be used for the access dirt removal
5. Board asked for volunteers to continue working on dredging project. Volunteers include: Chris Dreyer, Karl Stewart, Chad Hayes, Reg Williams and Dean Baumgardner
6. Motion made by Robert Vogts to allow the board to make the decision on the contractor and approve a proposal capping at \$30,000. Anything over \$30k will have a letter sent to members allowing for a vote. Seconded by Mike Beich. Motion carried.
7. Dean Baumgardner's offer to provide financing through the Many Waters LLC at 1% lower than the going bank rate still remains

B. Park Improvements

1. BIG THANK YOU to everyone that helped with the install of the new rubber mulch around the playground including Mark Madigan providing the use of a Bobcat
2. Timbers were taken to the upper park
3. Playground and pavilion need to be stained. Association will look at contracting it out at an hourly rate.
4. Joe Horkan will work on cutting down some of the dead trees located in the upper park.

C. Vacant Lot Mowing

1. Discussion around whether to leave mowing on the current holiday schedule (Memorial, 4<sup>th</sup> of July, Labor).
2. Chris Dreyer made motion to only require one mowing a year for vacant lots. Motion failed for lack of a second – mowings remain on holiday schedule. No further discussion.

**IV. NEW BUSINESS**

- A. Zoning – lots are zoned for recreational or single family homes, which allows for vacant lots to be used for farming
- B. Member requested allowing storage of boat trailer for the summer in the boat launch parking area – members present voted against it.
- C. **REMINDER** – Guests should be accompanied by members when using the boat launch.
- D. **REMINDER** – According to covenants, storage of recreational vehicles must be to the side or behind homes (not in front).
- E. **SPECIAL THANKS** to all volunteers that have assisted with park maintenance this year, to Bonnie and Karl Stewart for supplying the porta-potty again for this year's picnic, to Julie and Melissa for organizing this year's lunch/picnic and to Robert Vogts for mowing the park and boat launch areas.

**V. COMMITTEE VOLUNTEERS**

- A. Park Committee Volunteers: Julie Davis, Melissa Hayes, Dick & Dixie Roe, Joey Sinykin, and Joe & Patty Horkan
- B. Boat Ramp Committee Volunteers: Tim Davis, Karl Stewart, Chad Hayes, and Ray Williams
- C. Architectural Review Committee Volunteers: Dean Baumgardner, Chad Hayes and Karl Stewart

**VI. ELECTION OF BOARD MEMBERS**

- A. Volunteers willing to serve are: Dean Baumgardner, Tim Davis, Chad Hayes, Dick Roe, Karl Stewart and Kristi Lehman. Motion made by Mike Beich to accept the board volunteers, seconded by Karl Stewart. Motion carried.

**VII. MEETING ADJURNED**

- A. A motion was made by Dean Baumgardner and seconded by Kristi Lehman to adjourn. Motion carried. Meeting adjourned at 1:20 pm.

Kristi Lehman, Secretary