

MANY WATERS HOMEOWNER'S ASSOCIATION

ANNUAL MEETING

July 12, 2008

The Annual Meeting was called to order at the Allan Park Shelter at 12:15 p.m. by President Chad Hayes, following an 11 a.m. picnic. Notice of the Annual Meeting was mailed to all members of record on May 15, 2008. Members present were: Dean Baumgardner, Bill and Jan Williams, Robert & Carole Vogts, Don Allan, Kristi Lehman, Dick & Dixie Roe, Vicki Miller, Dean Hulsizer, Mike & Norma Limmex, Chad & Melissa Hayes, Steve & Pat Knable, Ray Williams, Tim & Julie Davis, Jeff & Becky Johnson, Tim & LuAnn Peterson, Dick Simeth & Milton Splitt, Ron & Fran Anderson, Dave Gerfen, Karl & Bonnie Stewart, Dennis Slauson, Phil & Joey Sinykin, Gary & Sue Brown, Brad VanDam, and several children of members. Copies of the agenda, 2007 Annual Meeting, 2008 financial report and 2009 proposed budget were available to all members present at this meeting. Chad Hayes announced he would no longer be President, but is willing to continue to serve on the board. Carole Vogts had previously informed the board she would not be running for the board. All Board members were thanked for their service. Motion by Karl Stewart, seconded by Norma Limmex to approve minutes of the June 23, 2007, Annual Meeting. Motion carried.

UNFINISHED BUSINESS

1. The stop sign on Trillium Court has been installed by the county.
2. The board has developed and approved guidelines for the detached garages and they have been mailed to members. Any comments should be addressed to the board. There have been no requests to build a detached garage yet.
3. Speeding has been occurring within the subdivision and on Allan Road. Members were encouraged to call violations to the Columbia County Sheriff's Dept to ensure the safety of all residents.
4. The board has taken action to enforce lot maintenance. Letters with penalty warnings were sent. All lots are mowed as of today. Three members have been sent letters that their landscaping has not been completed timely. All three members replied with a completion date of August 1, 2008.
5. The issue of the association giving a money donation to the Lake Wisconsin Boat Club was tabled at last year's Annual meeting. Some members have joined as individuals. Motion by Dean Hulsizer, seconded by Norma Limmex to donate \$100 as an association. Motion carried.
6. One float failed on the pier this year. The board approved one new 8 ft section and 1 float, which have been installed, making the pier 40 ft in length. One new panel also had to be installed. Karl Stewart will install a 2x6 skirt board next week. The board and/or boat ramp committee will decide if the 16 ft non-floating section can be used either on the shore at the end of the pier, or as a standalone fishing pier. Hayes and Bill Williams checked the depth at the landing. Since 2003 it has filled in about 4 ft. Since 2006 it has filled in another 1 ½ feet. Duane

Barth scraped the silt off the concrete after the flooding. There are low water areas in the channel. The boat ramp committee was asked to bring dredging estimates to the 2009 annual meeting. Tim Davis will talk to Dixon Landscaping to remove the stump in the creek channel.

NEW BUSINESS

1 and 2. Hayes reported there are some “gray areas” in the covenants and bylaws of the association. There was discussion whether the board should try to clear up the discrepancies or hire an attorney at a cost of \$500-\$1000. No action was taken.

3. Hayes pointed out where the walking trail begins and that there is another outlot at the top of the hill that is undeveloped as a park. The need to add more mulch or replace with rubber mulch at Allan Park was discussed. Brad VanDam stated he will donate the wood mulch and Karl Stewart will make the arrangements. Both members were thanked. Don Allan was thanked for keeping the park and boat ramp mowed. Dean Baumgardner will donate stain to restrain the play equipment and areas on the shelter, but volunteers are needed to do the staining.

FINANCIAL REPORT

Treasurer Dean Baumgardner gave the 2008 financial report. The loan from Many Waters LLC has been paid in full. The \$1800 special assessment (\$25/member) has been placed in a certificate of deposit for a future dredging project. The 2009 proposed budget shows only a modest increase. The \$100 donation to the boat club approved earlier must be added as an expense. Baumgardner explained the tax assessment problem on the upper park and stated the assessment has been lowered to \$1000 on each park, which results in low taxes. Motion by Dean Baumgardner, seconded by Don Allan to set the 2009 dues at \$100, plus a special assessment for dredging at \$25. Motion carried.

COMMITTEES

The following volunteered to serve on the Park/Picnic Committee: Norma Limmex, Chair; Melissa Hayes, Julie Davis, Kristi Lehman, LuAnn Peterson. The Architectural Review Committee will be: Dean Baumgardner, Chad Hayes, Karl Stewart, Mike Limmex. The committee will choose a chairman. The Boat Ramp Committee will be: Karl Stewart, Chair; Dean Hulsizer, Mike Limmex and Tim Davis.

ELECTION OF BOARD MEMBERS

Volunteers willing to serve are: Chad Hayes, Dean Baumgardner, Tim Davis and Karl Stewart. Mike Limmex was nominated by Norma Limmex. Kristi Lehman was nominated by Mike Limmex. Tim Peterson was nominated by Julie Davis. Motion by Dean Baumgardner, seconded by Karl Stewart to close the nominations and elect the 7 members named above. Motion carried.

Motion by Robert Vogts, seconded by Dean Hulsizer to adjourn. Motion carried.
Meeting adjourned at 1:20 pm.