

WOODED SHORES PROPERTY IMPROVEMENT ASSOCIATION

P.O. Box 37

Wonder Lake, IL 60097

www.wspia.org

Approved Minutes

Meeting of the Directors and Committee Members of the WSPIA, Inc. scheduled to begin at 7:30 pm on Tuesday, August 2, 2016 in the MPOA office.

I Call to Order: Meeting was called to order by President Lindsey at 7:42pm.

II Roll call to establish a quorum: Quentin Lindsey was Present by phone, also present in person, Vice President Bruce Hanson, Directors Steve Bittner, Forrest Thomson, Brian Sterl, Jim Denna, Alternate Director Anita Johnson and Secretary/Treasurer Dick Hilton. **Director Absent:** Victor Zujewski

III Approval of Minutes of the meeting of June 7, 2016: Minutes approved by all present on Motion by Mr. Denna and Second by Bruce Hanson.

IV Treasurer's Report

A. Treasurer's Report-Monthly and Year to Date Activities: Mr. Hilton reported that there is \$415.22 in the savings account, \$49,010.98 in the checking account and \$15.22 in Petty Cash. Total all sources, \$49,441.42. From 6/1 to 7/31/2016 the subdivision incurred expenses in the amount of \$2,395.88 and Income in the amount of \$1,324.63. Treasurer's Report approved on Motion by Mr. Bittner and Second by Mr. Denna.

B. Approval of Payment of Bills: (1) ComEd – Electricity – Beach Security July for \$25.25, Aug. for \$25.50 (2) Pitel Septic / July for \$75.00, Aug. for \$75.00. (3) MDC /July for \$33.58, Aug. for \$33.77 (4) Attorney Fees / Inv. 18916 for \$182.70, Inv. SJC 16-101 (Clausen Foreclosure) \$72.50. All Bills approved on Motion by Mr. Bittner and Second by Mr. Denna. **5. Reimbursement: (\$150.00 for removal of brush from Lakefront Park):** Reimbursement to Mr. Hilton approved on a Motion by Mr. Bittner and Second by Mr. Thomson.

V Communication

1. ComEd Deposit Rebate in the amount of \$110.19. 2. Email: Cuda's office to Dick Hilton – Beach Road Access. 3. Gazikas Record of Payments.

VI Commission & Committee Reports

A. Beach, A. Beach Road - Drainage Ditch Improvements – Options: No Report, No action-Mr. Bittner reported that the Bulletin Board was damaged and since repaired. Mr. Hanson will look into replacing it over the winter season.

B. MPOA,2017 Budget (Directions for vote by Delegates): Mr. Hilton reported that the MPOA officers have proposed a balanced budget to the Directors for consideration during the Convention in September. Motion to authorize MPOA Delegate and Director to vote in favor of the proposed 2017 budget by Mr. Bittner, Second by Mr. Denna. Motion passed unanimously.

VII Unfinished Business

A. Year to Date 2016 Delinquent Dues & Liens-Current Status: Mr. Hilton presented a list of property owners that are delinquent in their dues payments and the Board instructed the Treasurer to recommend which of those delinquencies that exceed \$1,000.00 should be referred to our attorney for collection. **(1) Mathews' Delinquent Dues – Options:** Following a review of the attorney's recommendations the Directors instructed Mr. Hilton to update the records and to file a lien against the Mathews residence. **(2) Clausen's Delinquent Dues:** The Directors requested that Mr. Hilton research residency of the Clausens.

VIII New Business

A. Wooded Shores Long Range Plan: (1) Dead trees in Road Right-of-Way: the subdivision hired Raven's Landscaping to remove the fallen tree that was blocking the road at 3201 Pleasant Dr. and for Mr. Hilton to Bill the property owner. **Raven Bid:** Mr. Hilton presented a bid of \$6,000 to remove 12 dead trees along the Wooded Shores road right of way.

IX Public Comment: No public present

X Adjournment: On a Motion by Mr. Bittner and Second by Mr. Denna, meeting adjourned at 8:32pm.

Respectfully Submitted,

Approved,

Richard A. Hilton, Secretary/Treasurer

Quentin Lindsey, President