

**Wildwood Valley Property Owners Association and Club**  
**Semi-Annual Membership Meeting – May 24<sup>th</sup>, 2015**

**Call to Order:** Meeting was called to order at 12 Noon by President Jim Nihls.

**Secretary's Report:** The minutes of the August 31<sup>st</sup>, 2014 Semi-Annual Membership Meeting was reviewed/presented by Mike Von Hagen; no questions/comments were received from the membership. A motion was made by Bill Staples and seconded by Bob Taylor to accept the minutes. The motion passed.

**Treasurers Report:** Kathie Nihls presented the YTD (thru April 2015) Treasurer's report; no questions/comments were received from the membership. A motion was made by Ernie Zack and seconded by Bob Taylor to approve the Treasurer's report. The motion passed.

Current approx balances are:

- General Fund:                 \$6,100 (Operating-\$1,000; Bldg.-\$5,100)
- LMP Fund:                     \$46,000
- Dam Maint Fund:           \$38,000 (\$35M in CD)

It was noted that over the past five (5) years, approximately \$42,000 dollars has been generated for the Building Fund from the Annual Wildwood Association Golf Outing and Raffle. Thanks to all who have participated in these events over the years, and especially George and Cindi Jackson, and Nancy Nickodemus for coordinating the Golf Outing, and Kathie Nihls for coordinating the raffle.

**Committee Reports:**

**Membership:** Kathie Nihls reported that 2015 YTD we have approximately 43 paid members; membership totals from previous years were 89 in 2014, 87 in 2013, and 77 in 2012. 2015 dues are to remain the same as previous years at \$75.00. Also, we have one new member family so far this year, Bill and Sandy Harding.

**Social Activities/Events:**

- **Wildwood Lake Progressive Pontoon Poker:** Ernie will coordinate this new event in 2015, on June 27<sup>th</sup> starting at 3PM at the Association clubhouse. Card selection will be at various member host houses, with a dinner and final poker play at the clubhouse. Host houses are: Jackson, Nickodemus, Terrian, Gallagher, and Zack. The cost will be \$25 per person, with dinner and prizes included (BYOB). Contact Ernie at (586) 246-9817 to join in on the fun.
- **Boat Parade: Due to the current lake level, it was undecided on whether or not to hold this event for 2015. As such, this event will be decided upon by membership interest as we approach the July 4<sup>th</sup> Holiday weekend.** If held, the 2015 date for this event will be Saturday, July 4<sup>th</sup>, starting at 2PM at the

clubhouse. A new coordinator is still needed for this event, so please contact a Board member if you are interested in coordinating this event in 2016. Much appreciation to Rick and Melanie Rzepecki for coordinating this event the last four (4) years.

- **Clubhouse Grass Maintenance:** Dave Andrusiak will coordinate once again in 2015. Volunteers for grass cutting were requested, with thanks to those that had participated last year.
- **Hayride:** 2015 date is Saturday, Oct. 3rd, starting at 2PM at the Association clubhouse. A new coordinator is also needed for this event, so please contact a Board member if you are interested in coordinating this event. Much appreciation to Dave Bird for coordinating this event over the last several years.
- **Golf Outing:** The 18<sup>th</sup> Annual Association Golf Scramble will be held on Saturday, July 18<sup>th</sup>; 2015. Participation fee for WVPOAC members is \$12/person (\$18/person for non-members). If interested in playing, please complete a signup sheet and mail your check to George Jackson, PO Box 113, Wolverine, MI 49799. Also, hole sponsorship is \$25; if anyone is interested in sponsoring a hole or know of any business interested in sponsoring a hole, please contact George with your information.
- **Garage Sale:** The Wildwood Lake garage sale will be the weekend of July 24<sup>th</sup>/25<sup>th</sup> (Friday/Saturday). Dave Dohring will be coordinating.
- **Fishing Contest:** Bob Nickodemus has agreed to once again measure your caught fish for 2015, but a second fish measurer is needed. Bob Chadwick agreed to also be an official fish measurer.

**Facility Layout Status:** The well was installed in October for approx. \$1,100 less than the budgeted cost of \$6,800, so the BOD agreed to proceed with the rough plumbing and permit—final cost was \$1,163 (\$163 over estimate). Also, the BOD approved \$400 expense for the men & women's restrooms design approval for ADA compliance. Board will evaluate the next steps to proceed after completion of the plumbing rough-in based on available funds. Most likely the next step would be the HVAC and furnace installation, but this will be evaluated after costs and available funds are determined. Special thanks to the Estes (\$1,000) and Langer (\$250) families for their recent donations to the Building Fund.

#### **Lake Committee**

**Lake Report:** Due to the current lake level, it is anticipated the lake survey will occur the end of June, with chemical treatment shortly after the July 4<sup>th</sup> holiday weekend.

Jennifer noted that due to the lower drawdown, some weeds may generate in the uncovered lake bed areas, but will die if not covered by water shortly thereafter.

Also, Jennifer requested a 2015 bid from our current lake applicator (Aquatic Services) and four (4) other "new" applicators. Of the five (5) applicators solicited, only two provided quotations---Professional Lake Management (PLM) & Clark, and our current applicator no bid. Based on our consultant's recommendation and overall competitive pricing, the BOD agreed to select PLM as our applicator in 2015. Even though some of

the chemicals pricing has increased, our overall pricing is estimated to be the same or less than last year assuming the same treatment plan/quantities.

**Lake Draw Down/Lowering:** Due to the Lake Drawdown/Lowering issue, the BOD agreed to have a Wildwood Lake Riparian Meeting on this day at Noon. Minutes from the Riparian Meeting will be included as a subset of the May 2015 WVPOA membership meeting minutes. As of this meeting date, the lake is approximately 32" below normal (the top of the Dam). Based on the Riparian Meeting, a motion was taken to confirm agreement that no drawdown will occur in 2015. A motion was made by Bob Chadwick to accept, and seconded by Denny Gallagher; the motion passed.

**DNR Fisheries Division:** As noted in the Riparian Meeting minutes, the WVPOAC BOD will proceed as directed by the DNR to address the 2015 fish kill issue. At this time, we recommend for all to communicate via "word of mouth" to do a catch and release program until further data is obtain from the DNR as to our lake fish population. It was noted that some members visually saw bass spawning near the dam area.

**Dam Repair:** The rip rap repair/addition at the south side of the dam was completed last week at a cost of \$1,200, and was paid for from the Dam Maintenance Fund.

**Old Business:**

No additional Old Business reviewed/discussed.

**New Business:**

**BOD Elections:** Ernie Zack's term was up, and was nominated for re-election by Jim Nihls. A motion was made by Bob Taylor to accept Ernie Zack's nomination, seconded by Justin Gallagher; motion passed. Ernie will continue as Vice President. Also, it was noted that the terms for all other BOD members are up in 2016.

**Dam Inspection Report:** Dam passed inspection with only minor issues noted; Dave Dohring agreed to coordinate any required repairs.

**Lake Drawdown:** As noted in the Riparian Meeting minutes, Jim Nihls and Blair Wickman will develop a future lake drawdown procedure/process for submittal to the DEQ for review/approval.

**Clubhouse Fence Rail Repair:** It was noted a fence rail needed repair. Bob Chadwick agreed to obtain a quote for this repair.

**Adjourn:** President Jim Nihls adjourned the meeting at 12:44 PM, motioned by Mike Von Hagen and seconded by Rick Rzepecki

Respectfully submitted, Mike Von Hagen, Secretary