

WOODCREEK PROPERTY OWNERS ASSOCIATION

MINUTES OF THE FOURTH QUARTER MEETING FOR 2012

The Fourth Quarter 2012 meeting of the Woodcreek Board of Directors was called to order on October 16, 2012 at 7:06 p.m., at the home of Dixie and Mike Swanson. In attendance: President Mike Bown, Vice President Jerry Hawkinson, Treasurer Gerry Stueckemann, and Secretary Ed. Floden. Also present were Dixie and Mike Swanson, and Bonnie Forner.

Four agenda items were presented to review:

1. Review of the Third Quarter minutes
2. President's Report
3. Treasurer's Report
4. Open discussion

1 Review of the Third Quarter Minutes

The 2012 Third Quarter Minutes were reviewed, and accepted without changes.

2 President's Report

Old Business

The berm being constructed by Meyer Material appears to have been finished, and seeded. In July, a tour of the gravel pit was given to several Woodcreek owners.

The gravel pit is now closed, but expected to reopen in April 2013.

No crime has been reported in the Woodcreek subdivision.

To be added to the website: the expiration date of the terms of Woodcreek officers, and a list of the residents in Woodcreek.

The quarterly meetings for 2013 will be held on January 15, April 16, July 16, and October 15. The January 15 meeting will be held at Firewood (the same location as the 2012 meeting), with the other locations to be determined.

If any owner has recommendations for neighborhood activities, please contact any of the officers.

Parks. The entrance sign has yet to be prepared; the work will be scheduled with Jerry Hawkinson. One of the sign's lights has been reported as not working; Bill Conley will investigate. And there is still a dead evergreen tree near the sign.

Leaf pickup will continue until December 7.

New Business

We have consulted with local attorneys, and are reviewing their recommendations for the actions which we need (notices of violations, filing liens).

The Postal Service has sent to Treasurer Gerry Stueckemann a form for an “updated PO box application” that requires two forms of identification, and telephone numbers. We will be ignoring those demands, unless the Postal Service service refuses to renew our rental of the box.

3 Treasurer’s Report

We have received a \$3.00 refund on our state taxes. But strangely, WPOA paid no taxes in 2011.

Liens are currently in place for 6107 Ojibwa Lane, 6502 Sycamore Court, and 6409 Ojibwa Lane. Dues notices and the notice of lien that were sent to 6502 Sycamore Court were returned as “undeliverable”; the property may be up for sale.

6213 Ojibwa Lane was sold to Kevin and Lauraine Sellers.

Printing and office expenses for 2013 have been raised to \$600 (we will need more stationery in 2013).

Legal expenses for 2013 are estimated at \$600 (in previous years, \$150), due to the cost of recording fees and copies and liens filed with McHenry County.

Liability insurance for WPOA directors has been estimated at \$450; property insurance at \$300.

Repairs to the entrance sign are estimated at \$400.

4 Issues for Discussion

A mention was made that the Fire Department may be available to check home smoke alarms. The cost for this service is not yet known.

The meeting was adjourned at 8:25 p.m.