

WOODCREEK PROPERTY OWNERS ASSOCIATION

MINUTES OF THE FOURTH QUARTER MEETING FOR 2015

The Fourth Quarter 2015 meeting of the Woodcreek Board of Directors was called to order on October 20, 2015 at 7:11 p.m., at Firewood, a restaurant located at 2314 West Route 120 in McHenry. Members present were: President Mike Bown, Vice President Jerry Hawkinson, Treasurer Gerry Stueckemann and Secretary Ed. Floden. Also present were Mike and Dixie Swanson.

Four agenda items were presented to review:

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

1 Review of the Third Quarter Minutes

The minutes of the Third Quarter 2015 meeting were reviewed and accepted, with changes: "Joe Perlin" was in attendance, not "Jim Perlin".

2 President's Report

6107 Ojibwa Lane is still for sale. We don't know when/if another auction will be held.

Owners have been complaining about dust from the operations in the gravel pit. The dust is being caused by the stripping of the top layer in that section of the pit. Residents of Burning Tree have complained to the City.

Randi Wille of Meyer Material wants to meet with representatives from Woodcreek and Glacier Ridge; Mike Swanson will follow up on that request.

The owners of the new house at 6503 Sycamore are expected to move in, in about one month.

The missing street sign at Ojibwa Lane and Matanuska Trail has been replaced. Jerry Hawkinson has also repaired the signs at Curran Road and at Pin Oak Court.

Street sign preservation was discussed. Perhaps a clear coating (marine varnish?) can be applied? If the Association decided to no longer maintain the Woodcreek street signs, would the City of McHenry install signs? Would those signs be the "standard" type?

There have been reports of owners finding blue doggie waste bags along streets in the western end. The bags are believed to come from a resident of Glacier Ridge.

A request was made by an owner for the installation of a dog run, but that request was rejected: the neighbors of the adjoining properties did not want the dog run. Its size and location are still being debated. The use of an electric (“invisible”) dog fence has been suggested, but it is not a option which the property owners like.

3 Treasurer’s Report

There are currently two outstanding liens for overdue Association fees. And the Association has received a notice of an appearance in court regarding one of the delinquent properties.

4 Issues for Discussion

The Association needs an Action Plan for dealing with next year’s opportunity to revise the Declaration of Covenants, Conditions and Restrictions (CCR). The Association website will be used for the dissemination of information. Volunteers are needed for the CCR Changes Committee; its members are expected to be named at the First Quarter meeting in January 2016.

The meeting was adjourned at 8:22 p.m.