

**New Landing Property Owners Association
Regular Monthly Board Meeting Minutes
September 15, 2007**

The regular monthly meeting of the board of the New Landing Property Owners Association was called to order by President Wendling at 9:00 a.m. on Saturday, September 15, 2007, at Lake Court Center.

Attendance: Don Finn, Sue Hill, Frank Holzer, Crystal Pohlman, Jerry Skyles, President Tom Wendling, and Barb Wiese.

Absent: Kay Chovanec, Pat Bendery, Dave Stewart, and Parnell Thibert.

Guests see (**ATTACHMENT A**): No new guests present.

MOTION TO ACCEPT AGENDA (see **ATTACHMENT B**): Don made a motion to accept the agenda, seconded by Jerry. A roll call vote was taken, and all present were in favor, none opposed.

MOTION TO ACCEPT MINUTES OF PREVIOUS MEETING: Crystal made a motion to accept the minutes of the previous meeting, seconded by Don. A roll call vote was taken, and those in favor were Sue, Jerry, Crystal, and Don. Barb and Frank abstained.

TREASURER'S REPORT (see **ATTACHMENT C**): Crystal made a motion to accept the Treasurer's report, seconded by Frank. A roll count vote was taken, and all present were in favor, none opposed.

UNFINISHED BUSINESS: No unfinished business.

OLD BUSINESS:

COMED/CABLE INJECTION PROJECT: President Wendling reported that the cable replacement project would soon begin, and in addition to the footage originally planned to be replaced, an additional 2,000 feet of cable running along Mississippi Drive to Birch Lane would also be replaced via the boring process. President Wendling reported that the pothole repair on St. Francis is finally done.

NEW BUSINESS:

DEFINITION OF MEMBER NOT IN GOOD STANDING: President Wendling reported that there should be clarification added to the By-Laws on the definition of a member not in good standing as follows, and Sue then read a prepared definition as: **A member not in good standing is a term that refers to a member because of one or more of the following reasons: 1) failure to pay in full the dues and assessments; 2) failure to comply when cited for a violation of the By-Laws or Rules and Regulations by written notification by the Board of Directors to the said member (NOTE: violation here means as printed in the most current edition of the By-Laws and Rules and Regulations available to members); 3) failure to pay a fine for a violation of Rules and Regulations as listed in the most current edition of By-Laws and Rules and Regulations.**

MOTION: Crystal made a motion to accept the definition of a member not in good standing as read by Sue, seconded by Barb. A roll count vote was taken, and all present were in favor, none opposed.

NEWSLETTER: Sue reported that in 2006 the Board approved the newsletter for six (6) issues, up to the November 2007 issue, and a new motion would be required in order to continue with the newsletter.

MOTION: Jerry made a motion to continue with the newsletter as a joint venture with Lost Nation, seconded by Don. A roll count vote was taken, and all present were in favor, none opposed.

OFFICE DESK PURCHASE: After a brief discussion about the purchase of a new office desk for the POA office, the Board decided to table any vote on this purchase.

COMMITTEE REPORTS

UNITY/LONG RANGE PLANNING: President Wendling indicated that he would not go into a lot of detail about unification as there would be a community wide meeting today at 1 p.m., which would address questions/concerns, and he encouraged everyone to attend.

PUBLIC SAFETY: Barb reported that Tina O'Malley has volunteered to assist her, and in the next newsletter an article would be included welcoming new residents and familiarizing them with 911/First Responder procedures. Barb indicated that there is a shortage of First Responders, and volunteers are needed. President Wendling asked Barb to put on a presentation about the First Responder Program and recruiting needs at the October Board meeting, since there is usually a high attendance at a night meeting. After a brief discussion about the need for on-site defibrillator placement, Sue indicated that the Social Committee could possibly consider using 50/50 funds to purchase a defibrillator for storage at the Rec Center. Barb agreed to check into the cost to purchase a defibrillator.

ECC: No report given.

PARKS: Memorial Park: Frank reported that the basketball hoop had been installed, and he thanked Jerry Pohlman, Ray Lundeen and Dave Strasemeier for their help. The horseshoe pit had been completed as well, and the only other item remaining to be done is the removal of a tree at the park. Frank reported that the combined corn boil was very successful, with approximately 80 people attending, and all the park equipment was used, especially the basketball hoop and bocce ball court. Frank indicated that the port-a-potty would be removed shortly after the Halloween party, and once that is gone, the inside of the port-a-potty fence could be painted. Sealing the picnic tables is another project for the future, and volunteers would be needed.

Friendship Park: Frank reported that he pulled weeds out of sandbox, and that later in the fall, he would spray Round-Up when no kids would be around using the park equipment.

ROADS: Jerry indicated that he had been talking with Lost Nation about snow plowing bids. President Wendling indicated that there were four bids received as a result of a newspaper ad placed by Lost Nation, and he and Lost Nation had been meeting with the bidders.

SOCIAL COMMITTEE: Sue reported that the garage sale would be the following weekend, and baked goods are needed for the bake sale. Sue indicated that the Social Committee had discussed the corn boil, and they possibly would consider taking over the corn boil arrangements in the future. Sue indicated that the next blood drive is November 15th, with more information to follow next month.

SECURITY: President Wendling reported that there were two thefts within a couple weeks of each other recently; one was a brand new electric motor stolen off of a boat sitting in someone's driveway, and the second was a battery stolen from a boat on the lake. President Wendling brought up the idea of restarting a neighborhood watch program, and that possibly someone from law enforcement could come out and give more information.

PROPERTIES COMMITTEE: (see **ATTACHMENT D**).

MOTION: Crystal made a motion that the single lots Cincinnati 18, 34, 35, 47, 75, 76 & 82, Dubuque 2, 26, 59 & 60, Hannibal 20 & 162, LaCrosse 62, 92, 99, 106, 107 & 108, Red Wing 84 & 97, and St. Paul 62, 82 & 144 have an opening bid placed by our attorney in the amount of \$2,700.00, plus attorney fees, court costs and publication costs, at the upcoming foreclosure sale scheduled for October 19, 2007, seconded by Don. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion that the double lots LaCrosse 27 & 28, LaCrosse 94 & 95, and LaCrosse 100 & 101 have an opening bid placed by our attorney in the amount of \$6,400.00, plus attorney fees, court costs and publication costs, at the upcoming foreclosure sale scheduled for October 19, 2007, seconded by Jerry. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion that the two parcels which are 1-1/2 lots each have an opening bid placed by our attorney in the amount of \$4,000.00, plus attorney fees, court costs and publication costs, at the upcoming foreclosure sale scheduled for October 19, 2007, seconded by Frank. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion to request that our attorney, Dana Considine, send the Riveras a letter giving them the option to Quit Claim Deed to New Landing Red Wing 98, 99 & 100, seconded by Jerry. A roll count vote was taken, and all present were in favor, none opposed.

Crystal provided the Board with an update on one of the lots owned by the POA, Lot 16 in the Cincinnati Section (see **ATTACHMENT E**).

MOTION: Crystal made a motion to pay a title company to assure clear title on the properties owned by the POA, seconded by Sue. A roll count vote was taken, and all present were in favor, none opposed.

ADJOURNMENT: Jerry made the motion to adjourn, seconded by Frank. A roll count vote was taken, and those in favor were Sue, Jerry, Crystal, Don, and Pat. Barb voted no. Meeting adjourned at 9:55 a.m.

OPEN DISCUSSION

NEXT MEETING: Thursday, October 18, 2007 at 7:00 p.m. at Lake Court Center

**SUMMARY OF MOTIONS MADE BY THE
NEW LANDING BOARD OF DIRECTORS
SEPTEMBER 15, 2007**

MOTION: Crystal made a motion to accept the definition of a member not in good standing as read by Sue, seconded by Barb. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Jerry made a motion to continue with the newsletter as a joint venture with Lost Nation, seconded by Don. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion that the single lots Cincinnati 18, 34, 35, 47, 75, 76 & 82, Dubuque 2, 26, 59 & 60, Hannibal 20 & 162, LaCrosse 62, 92, 99, 106, 107 & 108, Red Wing 84 & 97, and St. Paul 62, 82 & 144 have an opening bid placed by our attorney in the amount of \$2,700.00, plus attorney fees, court costs and publication costs, at the upcoming foreclosure sale scheduled for October 19, 2007, seconded by Don. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion that the double lots LaCrosse 27 & 28, LaCrosse 94 & 95, and LaCrosse 100 & 101 have an opening bid placed by our attorney in the amount of \$6,400.00, plus attorney fees, court costs and publication costs, at the upcoming foreclosure sale scheduled for October 19, 2007, seconded by Jerry. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion that the two parcels which are 1-1/2 lots each have an opening bid placed by our attorney in the amount of \$4,000.00, plus attorney fees, court costs and publication costs, at the upcoming foreclosure sale scheduled for October 19, 2007, seconded by Frank. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion to request that our attorney, Dana Considine, send the Riveras a letter giving them the option to Quit Claim Deed to New Landing Red Wing 98, 99 & 100, seconded by Jerry. A roll count vote was taken, and all present were in favor, none opposed.

MOTION: Crystal made a motion to pay a title company to assure clear title on the properties owned by the POA, seconded by Sue. A roll count vote was taken, and all present were in favor, none opposed.