

Waynoka Property Owners Association

1 Waynoka Dr.

Lake Waynoka, OH 45171

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WPOA Board of Trustees Meeting – Saturday, February 11, 2012

Pres. McDulin called the meeting to order at 10:00 a.m.

The invocation given by Betty Purdin was followed by the Pledge of Allegiance.

Roll Call: Present: Kinney, Kirk, McDulin, Meyer, Purdin, and Robinson

Absent: Blackburn (ex.), Johnson and Mgr. Cahall (ex.)

Minutes: The motion to approve the minutes of the January meeting as published in the February Waynoka Newsletter was made by Kirk, seconded by Robinson and passed unanimously.

Treasurer's Report (Betty Purdin): Everyone was reminded to pick up a copy of the WPOA financial report for January 2012. Purdin noted that 'there are interesting things about your money' in the report. Purdin thanked everyone for being at the meeting and helping her in her position. She encouraged everyone to ask any questions that they might have about the report.

Manager's Report (reported for Paul Cahall by John McDulin):

- The campground upgrade is on hold since the Ohio EPA permit was returned because several changes need to be made in the plans by the engineering firm.
- The pins have been located so that the new storage building can be laid out and this project can go 'out for bid'. The gravel work (which the WPOA staff had originally planned to do) will also be put 'out for bid' as more than a hundred loads of gravel will be needed for the project.
- The Lake Waynoka maintenance crew has nearly completed the excavation work at the Geronimo recreation area. If the weather and time permit the Quachita recreation area will also be done this year.
- The new manager of the restaurant, George Bilbry, has located a pizza oven and plans to open for business on April 1st.
- The Marina contract has been signed. The gas pump for vehicles will be repaired allowing cars to purchase gas at the Marina.
- The neighborhood watch committee chaired by Purdin has met.
- The rehab of the Lounge has begun. The floors were stripped and waxed. Some painting has been done. The Lounge Manager is attending an auction of furnishings from a closed TGI Friday's restaurant today in hopes of obtaining new bar stools at a reasonable cost.

Other Reports:

Long Range (Ron Gloss): The website committee continues to be on-going and active. Two new committees were created at the meeting: one to study the feasibility of building condos within or just outside the boundaries of the Lake (Jim Meyer, Jim Bridges and Doris Kitchen, committee members) and the other to study ways that the WPOA can generate new revenue (members to be chosen). The committee to review the long range plan is on hold until input is offered from the new committees later in the year.

Lake Advisory (George Kinney): The full report on the health of Lake Waynoka created by the MAD Scientists and Associates is now on the website. Unger Construction has completed the excavation work contracted at the east end of the Lake. Over 8000 cubic yards of silt was removed.

The restoration of the lots used as access to the Lake still needs to be done. Correction of the culvert of Waynoka Dr. over Straight Creek and the correction of the shoreline on the south side in this area are the two actions MAD recommends be done next. Concerns about the condition of the concrete at the boat launch ramps have been expressed and will be investigated.

Campground: none

Building: none

The Chapel (Valerie Bullock): Bullock invited everyone to Sunday School at 9:30 a.m. and the worship service at 10 a.m. each Sunday for 'lots of music and good ministering'. She requested donations for the food pantry which needs to be restocked after the holidays.

Shawnee Squaws (Kathy Farrell): Farrell reminded everyone to purchase tickets (\$8 each) for the annual Spaghetti Dinner on Wednesday, March 14th at 6 p.m. The ladies have decided to bring canned goods to each of their meetings for the food pantry. Farrell noted that Pres. McDulin will be inviting representatives of each of the clubs at the Lake to come to an organizational meeting for this year's Waynoka Day in the very near future.

Lake Committee (Prescilla Redick): The fishing tournaments begin in April! The first night tournament is the second Wednesday evening of April and the first Saturday tournament is the 28th.

Waynoka Tribe (Joe Rockey): The Easter Egg Hunt will be Saturday, March 24th at 2 p.m. at Little Turtle. (The rain date will be the next day, Sunday the 25th, at 2 p.m.) Donations of wrapped candy and/or monies would be greatly appreciated. All families interested in becoming members of the Tribe are encouraged to do so by contacting Rockey.

Motions and Resolutions: none

Old Business:

Pres. McDulin shared the additional items that were discussed during the February workshop meeting last evening:

- There was discussion about what we actually do versus the rules and regulations of the WPOA about such items as a resident historian and the inspectors of elections.
- Purdin reported on the first meeting of the neighborhood watch committee whose members will remain anonymous.
- It was decided that the Annual Meeting of the WPOA and WRWSD Boards on Saturday, April 21st, will be an evening of the two meetings to swear in new trustees and the officers and a social hour of beverages and hors d'oeuvres. This change will allow more property owners to attend the Meeting and have a better opportunity to mingle and meet new people. The cost of this event will also be reduced. One of the objectives of the Boards this year is to 'minimize discretionary spending'.
- The Board reviewed the voting proxy procedures the Trustees should follow.
- The Board discussed at length the coyote problem which some property owners are experiencing. The trustees decided to publish in the Newsletter the question and answer portion of a "well researched" letter submitted to them by several property owners. McDulin has also contacted the Ohio Dept. of Natural Resources seeking additional information to share with WPOA members.
- McDulin thanked Vince DeVol for his work putting together ideas related to the much needed renovation of the restrooms at the Lodge.
- A meeting of all of the clubs at the Lake will be held soon to discuss each club's level of participation in this year's Waynoka Day.
- In response to membership concerns last month McDulin noted that Andy Bilhardt's questions about campground fees were clarified at the January meeting. McDulin also stated in response to the concerns of Peter Snyder that every effort would be made to clean

up and reclaim the site of the silt deposits at eastern end of the Lake as soon as the weather permits doing so.

Rules and Regulations (Eric Kirk): Kirk noted that the review of the rules and regulations handbooks is a 'long and painful, seemingly unending process'. He thanked the committee members who are actively working on the task and will be doing so for quite a long while. Blackburn, chairman of the Building Committee, has submitted a list of suggestions and changes related to building at the Lake.

Membership Concerns: (McDulin reminded everyone to sign in and to remember there is a three minute time limit.)

Jim Beckley (Lot #2870): Beckley thanked everyone who donated monies toward the purchase of the new coats for the security staff. He also thanked all of those volunteers who helped with getting the food stuffs and gifts to the families who were a part of the Needy Children's Program this past Christmas. He expressed a big THANKS to everyone who volunteers their time to this community!

Adjournment: The motion to adjourn was made by Meyer, seconded by Kinney and passed by a unanimous vote at 10:26 a.m.

Respectfully submitted,

Joanne A. Coker
WPOA Assistant Recording Secretary