

Woodmont Country Club General Meeting Minutes

Woodmont Elementary School

Date: May 16, 2023

The meeting was called to order at 7:08 PM.

Attendees: Brian Jacobson, Gary McLean, Ali Saccone, Susan Cwiertnia, Karin Stender, Jim Stender, Dan Himelic, Dan Wahlstrom, Vicki Andrews, and Mary Paynter

General:

- Approval of the Meeting Minutes
 - A motion was made by Lee Terry to waive the reading of the meeting minutes from the March 21, 2023, General Membership Meeting. Nancy Kennedy White seconded and the motion was approved.
 - Lee Terry then made a motion to approve the 3/21/2023 minutes. Nancy Kennedy White seconded and the motion was approved.

President's Report (Brian)

As a reminder, we are not an HOA. We are a club and that is what makes us so unique. The Board has no say over what is done with members' homes and property. The Board only controls Club property. Membership is optional and allows access to Club property. The elected Board of 10 Directors is not in an enforcement role for the rules. We all should collectively as a neighborhood be responsible for the rules. There is no proxy voting and members need to be present at meetings to vote.

Successes!

- Last summer the Board amended the bylaws and restated articles of incorporation that were over 100 years old.
- The Board is working to implement an electronic archive for documents vs. a box of old documents that are carried to the new President each year.
- We have streamlined and created new forms on the Club website for various member requests. They should be online next week for Tree Trimming, Maintenance, Pre-approved Guests, Boat Storage, and Plaza Requests.
- We have developed a great plan for our bluff and trees that will be shared later in the meeting.

Ongoing Work:

- Update on the installation of the new plaza entry sign- The plan now needs a permit from the city and permission from Lakehaven since they have an easement. We are currently working with the city for the permit.
- We have purchased 6 Adirondack chairs for the plaza. Two are down there currently and the rest will be assembled for use soon.
- Starting in mid-June, we will finally have garbage service for the plaza. The board is looking to build a screen around the receptacles to prevent them from being unsightly.

Treasurer's Report (Vicki)

- New expenses were \$4,685 for the critical area arborist report and \$2,979 under special projects for the Adirondack chairs.
- For 2022-23 Total Expenses were \$30,855.
- The savings account balance is \$3,000.03 which is the reserve fund for the sport court.
- The 13-month CD current balance is \$40,360.48.

Unfinished Business

2023-24 Budget

- The proposed budget income is flat to 22/23.
- Expenses need to be increased due to not spending money allocated to special projects in 22/23. This amount will be carried forward to 23/24 since we still plan to complete the plaza entry project. Additional budget will be placed in there for new 23/24 projects such as building the screen for the trash cans and possible shed improvements.
- Mitzi Gligoria made a motion to adopt the 2023-24 proposed budget. Melody Edmiston seconded the motion which was passed.

New Business

Election of the 2023-24 Board

Michael Fuller and Eileen Clemens of the Nominating Committee presented the outgoing board members Dan Himelic, Jim Stender, Karin Stender, and Susan Cwiertnia. They then presented the slate of candidates for the new board:

- Group 1 comprised the Vice President and two Director positions:
 - Vice President- Gary McLean
 - Directors- Dan Wahlstrom and Amanda Jackson
- Group 2 comprised the Secretary and two Director positions:

- Secretary- Mary Paynter
- Directors- Ali Saccone and Michael Mestichella
- Group 3 comprised the Treasurer and two Director positions:
 - Treasurer- Vicki Andrews
 - Directors Patty Petruska and Sarah Michel
- President- Brian Jacobson

Lee Terry made a motion to accept the slate of candidates for the Board as presented. Bill Dwyer seconded the motion which was approved.

Committee Reports

Trees (Jim)

- The independent arborist performed the tree survey on the bluff area. The Board met with him on April 30th to review his findings. We learned that no trees have greater than a moderate safety risk. We discussed processes to improve our bluff and trees that the new board will have to work on and consider actions for continuous improvement.
- The new tree-trimming process is on the website. There is a new form and instructions that are fillable online. Please reference the tree survey to get the tree number. The survey is not yet on the website but will be soon.
- There are two tree-trimming companies that have been vetted by the Club arborist for use. Once a year there will be a window to submit tree requests. The window will be open before the optimal time to trim the trees.
- Good practice when trimming a tree might require more than one trimming to properly balance the trees' health and rehab improperly cut trees.
- Trimming solely for views will not be done but this should not be a problem.
- Ivy removal is required from the tree trunk as part of the trim.
- Hedges should be trimmed to no less than four feet high. It is OK to trim them with approval from the maintenance committee director.
- Arborist wood chips are good and will be available.
- Carol Belland had a question about the trees on the North Beach road. She would like to look at the tree survey map and discuss them later.
- Debra Palmer-Seiler reminded the Club that our bluff was designated a critical area 10 years ago to protect the bluff.
- Questions were asked regarding payment for the trimming. The homeowner making the request is often responsible for the cost of trimming. Anyone can make a request out of concern for safety. A majority of the requests are made to improve the homeowner's views.

Plaza Management (Dan H.) – Everything is organized for the new person in the role handling reservations and trash. Hopefully, the sunshade/sails will be going up soon.

Maintenance (Dan W) – We had a record turnout for the Spring Clean Up event with 30 people that showed up. He also reporting on the following activities:

- Gate opening procedure training for emergency access. The instructions will be emailed to all plaza residents.
- Replaced the hose and reel in the plaza
- A new tree was planted today in the sport court area
- The big hole along the side of the plaza drive will be repaired professionally this week
- Regular maintenance for mowing and trimming will also be starting at the plaza this week
- He will be looking at hedge trimming along the Bootlegger trail in the future
- Sharon Moorehouse asked about repairs to the holes on the trail. Dan asked her to email pictures and reference the nearest numbered trees to make it easier to identify the location.

Communications (Mary Paynter)- Please use the Club email to contact us. It is the Hotmail account. Other Club official communications are the Friday Blasts.

Membership (Ali)

- There are 156 members including temporary members. We continue to grow with the recent additions of 4 new members.
- Reminder to renew your membership online. It is quick and easier to do online. Please contact her if there are any changes. If anyone prefers a paper application please let Ali know.
- Thank you to all the generous members that have made donations to the Club.
- Boat Storage renew is also open and available online.

Property Interests (Gary) - During the next few months, the new board needs to decide what to do with the watershed property. This property is taxed at a high rate but is in a critical area and hard to develop. The Club didn't win the tax appeal and pays approximately \$7,000 annually for land we just keep open. The Board may reach out to the members for input and comments on this matter.

Social (Karin) – We have a great summer planned!

- Burning Saucer is June 21st and Steve Edmiston invited all club members even though this is a private event.
- The Father's Day Brunch is on Father's Day and we are still looking for volunteers.

- There will be 3 Jellyfish Jams with 2 being held in July and one in August.
- The 4th of July non-motorized Regatta
- The Kids' Parade is July 22nd
- There are two potlucks scheduled with one for July and the other in August
- There will not be food trucks at the plaza but the City of Des Moines is scheduling food trucks around the city. One of them will be at the MAST center in Redondo.

Member Comments:

- Bill Kennedy announced to “clear the rack” for the 4th of July non-motorized regatta. The Artisan Fair is September 30th from 2- 4 PM. There is still room for crafters, artists, and hobbyists.
- Anet Fox asked if we are still doing anything about Blockwatch. Dan W. advised that if anyone is interested they should talk to a Des Moines police officer. They are looking for small pockets of neighbors and not large groups like the Club. The ideal group is 8-10 homes that can get together for a grassroots effort. If anyone has any questions, Dan would be happy to assist.

Meeting adjourned at 8:18 PM.