

## **Willow Creek of Metamora Quarterly Meeting**

March 18, 2021

Meeting Start: 7:00PM

Google Meets Meeting

Present: Steve Landau; Eli Grove; Jason Miller, Jon Van Order;

Absent: Brandon Winkler

Guests: Dan Huling, Andrew Elliot

### **Old Business:**

#### **Secretary's Report:**

Motion: Approve Dec 2020 Meeting Minutes

1<sup>st</sup>: Jason

2<sup>nd</sup>: Jon

Approved

Motion: Approve Sep 2020 Meeting Minutes

1<sup>st</sup>: Eli

2<sup>nd</sup>: Jason

Approved

Motion: Approve 2020 Annual Meeting Minutes

1<sup>st</sup>: John

2<sup>nd</sup>: Eli

Approved

#### **Intra-Meeting Motions and Discussions:**

Upcoming Fence Request on 1140 Willow Lake (after the closing)

#### **Hospitality Committee:**

##### Homes for Sale:

4 Open Lots

No homes for sale.

##### Homes Sold

1312 Cedar Lake Dr

1401 Cedar Lake Dr

1140 Willow Lake Dr

**Treasurer's Report:**

Regular Checking	\$55,569.72
Deposit Checking	\$1,553.00

**Expenses:**

Ameren Electric	\$90.74
Dennis Wessel	\$825 (Dec Lawn mowing)
<b>Total Expenses Paid:</b>	<b>\$915.74</b>

**Dues Status:**

2018 Dues 97.49% Paid  
2019 Dues 90.82% up from 90.08% Paid  
2020 Dues 84.81% up from 84.41% Paid  
Reason for change: Collection from home sales, late dues.

**Dues discussion on townhomes:**

Owners are taking it upon themselves to only pay ½ of the dues required.  
Idea is to update the HOA map to show tax parcel IDs to better define a "lot"  
Table discussion until next meeting.

**Motion: Approve Financial Report**

1<sup>st</sup>: Eli  
2<sup>nd</sup>: Jason  
Approved

**Motion to approve 2020 Taxes**

1<sup>st</sup>: Eli  
2<sup>nd</sup>: Jason  
Approved

**Website Review and Additions:**

Andrew demonstrated website and recent changes

Added new on-line forms for "New Resident" and "Project Proposal"

Supporting documents for a project proposal will still have to be shared via email or other means, but all written information can be submitted via on-line tool.

Probably do not need to keep 8 years of minutes. 4 yrs of history is probably adequate

**Landscape / Architectural Committee:**

Horseshoe brush clean up : Will bring in a trailer for clean-up once the ground is firmer.  
Tree in Pond 1 : Will take care of during horseshoe clean-up

Stump Grinding: will wait for additional trees to be cut to decide how to manage stumps.

Aeration Pumps : Jon to call Marine BioChemists

Jason to call trapper for muskrats in pond 1 and pond 2

Spill way north of pond 3 starting to erode. Need further investigation

Mowing: Jon to discuss with DW about frequency

### **Old Business:**

Privacy Fence Constructed on Mulberry Park.

Action: Steve to talk with Jeff to find out status of attorney action.

Drainage pipe is restricted with large rocks in Mulberry Park. (see previous minutes). Brandon and Eli will further investigate a solution and possibly contact a contractor – Hare Construction

Action: **No action taken** ... might have to wait until spring

### **New and Other Business**

#### **Motion: Adjourn Meeting**

1<sup>st</sup>: Eil

2<sup>nd</sup>: Jason

Meeting Adjourned 8:34pm