

WPOA Board of Trustees Saturday Meeting – 6/8/24

***Any updates from the Friday email are indicated in **italics** of the summary of each report.*

***The deadline for submission of information for the monthly newsletter and other media releases is the Tuesday following the WPOA meeting at 4pm. The Office staff appreciates the cooperation of all of the clubs to share the events and activities held at Lake Waynoka.*

President Taylor called the meeting to order at 10:00am and led the attendees in the Lord's Prayer followed by the Pledge of Allegiance.

Roll Call: Present: Bynum, Eads, Klein, Lane, Marck, Miller, Moore, Taylor, Mgr. Cahall

Absent: Raleigh was excused.

Minutes: Miller made a motion and Klein seconded to approve the 5/11/24 WPOA Monthly minutes as printed in the newsletter. A yea/nay vote was taken and the motion passed unanimously.

President's Report (Taylor): None

Treasurer's Report (Lane):

Operating Funds

- May total operating income was \$229,000.
- May total operating expenses were \$300,000.00 with no unexpected expenses.
- Operating fund balance at the end of May was \$1,132,241.92.
- Operating income for the year at the end of May was \$1,903,000.00. That is 67% of the plan for 2024. Expected income at the end of May was 69% so 2% under budget.
- Operating expense for the year at the end of May was \$1,177,000.00. That is 40% of the plan for 2024. Expected expense at the end of May was 39% so 1% over budget.

Allocated Assessment Funds

- Income for allocated operating assessments in May was \$27,000.00.
- Assessment account expenditures in May totaled \$17,000.00 for Waynoka Drive culvert piping.
- Balance of all allocated assessment accounts at the end of May was \$1,572,044.17.

Invested Funds

- Invested Reserves at the end of May totaled \$525,742.75.
Total cash on hand at the end of May was \$3,230,028.84.

Manager's Report (Paul Cahall):

- What a difference a year makes. Last year, we were all praying and doing rain dances to get enough rain to fill the lake until late July. This year we can't seem to get the rain to stop long enough to keep our yards mowed. The rain causes different issues but at least the lake is full.
- We have been finalizing plans with the repaving of Waynoka Dr. It looks like they will start work on the project in September after Labor Day and it will take around two weeks depending on the weather. Also, I had said they were going to be able to do both lanes at the same time. Unfortunately, some areas of Waynoka Dr are too wide to do that so they will be only doing one lane at a time. Looking on the bright side, this will help with traffic flow during the work.
- Code enforcement continues with boats being our focus right now. We have issued over 70 warning letters in the last month. If you receive one of these warning letters and have any questions or concerns, please contact me to discuss.
- We have seen a large reduction in algae and weeds this year over the last few years. This may be because we have had more rain and lower temperatures this spring than last year or because of the Carp we have put in over the last couple of years. We have our fingers crossed that we are close to a longer-term solution. Aqua Doc will continue to treat any areas that pop up on a weekly basis for the rest of the season.

- We have ordered the parts for the plumbing upgrades in the lodge and when they come in the work will begin. The lodge will be getting its own grinder system that will no longer be shared with the lounge. We are getting bids for the roof and foundation work on the lodge as well.
- *Mgr. Cahall was asked to follow up on two member's questions from the last monthly meeting. The WPOA will not loan tables, chairs and tents to sanctioned club events that are on private property. The Board agreed to leave the policy as is, which is to allow sponsored clubs to borrow those items if the event is on WPOA property.*
- *The Hiawatha dock rocking is larger this year because the smaller rocks are easily washed away. We will try to create a path to the dock.*

Lake Waynoka Police & Security Report for May 2024 (Chief Callahan):

Calls for Service	42	Animal Complaints	9
Arrests	0	Livewell Checks	21
Reports	14	Fire Runs	1
Citations	3	Grinder Pumps	29
Warnings	9	Squad Calls	8
Security Checks	71		
Vehicle Information			
Vehicle	Fuel (gallons)	Miles Driven	
1391	62.2	684	
1591	83.0	707	
2091	109.9	1,753.3	
RFID Front – 18,379		Front Guest Lane – 14,659	
RFID Rear Entry – 19,093		RFID Rear Exits – 24,419	

Other Committee Reports:

Building (Pete Levermore): Reminder to property owners: Per the WPOA Restrictive Covenants and the Rules and Regulations, volume 2, a permit is required for various kinds of work to be performed on your property. Permits can be picked up at the office. To better understand the permit requirements, you can either call the office/or go to the Lake Waynoka website, click on Documents, then WPOA Rules and Regs, Vol2. Don't hesitate to let me know if you have any questions.

Permit	May	Year to Date
Residence	2	10
Dock/Boat Lift	0	19
Additions	2	3
Repair/Replace	0	8
Pool	0	2
Deck	0	2
Garage	1	5
Storage	2	6
Boat Cover	0	0
Carport	0	0
Fence	2	5
Misc	2	4
Totals:	11	64

Election Inspectors/Nominating (Nan McHugh, Dawn McNees, Nominating Chairperson): None

Lake Advisory: None

Long Range Planning Committee (Terry Borgman): None

Rules and Regulations: None

Campground Committee: None

Unfinished Business: Trustee Klein asked for an update to the lighting situation at the pickleball courts. Mgr. Cahall said the Board agreed to purchase and install 8 more lights. They will be ordered this week.

New Business: President Taylor stated that we are looking for a Chairperson for the Rules & Regulations committee. If you are interested, please reach out to him.

Motions & Resolutions: None

Community Organizations:

- Dave Adler is the new president of the club. Many members are transitioning away from the club and we are looking for new members. We sponsor many events and proceeds are given back to the community and surrounding area, such as, scholarships for local high school students. Please consider joining the club.
- David Wagner announced that Poker Run tickets, t-shirts and split the pot tickets will be on sale at the Marina from 4p-7p tonight. There will be other opportunities coming up to purchase tickets.

Board Comments and Concerns: None

Membership Compliments and Concerns:

- Louis Mays – The Garden Club had a successful container party. We have an upcoming boat tour for a group from Wilmington. On June 27th, we are hosting a native plant sale at Little Turtle starting at 7pm. Louis would like to see something done to control the deer population. He is concerned about spreading disease and safety issues that the deer present. Perhaps the ODNR has some suggestions and/or resources available.
- Ken Wagner – seconded the deer population concern. Ken said the solar pickleball lights are inadequate and thinks it is a waste of money to purchase more. He has a website to share with appropriate lighting. President Taylor said the lights are in the long-range planning committee's plan but that does not mean they have been approved by the Board. Sue thanked Ken for his feedback about the lights. We have not received any since they were installed a few months ago.
- Tom Kizer – Asked about dredging for the year. Mgr. Cahall said we are budgeted for three months of dredging this year which will begin near the end of the season in August and continue through October.
- David Palmer – Would like to see the speeding cars addressed by perhaps lowering the speed to 25mph during the summer months. The baseball field has been tilled and is in the process of being cleaned up. He asked about the bases and chalkline marker. Mgr. Cahall said those belonged to the Russellville Knothole league and were returned to them when the shed was converted to sanctioned club storage. Trustee Klein said a group of residents are planning a workday at the field on Sunday at 10am. Please try to attend.

Adjournment: The motion to adjourn was made by Moore and seconded by Eads. A yea/nay vote was taken. All were in favor and the meeting was adjourned at 10:17am.

Rhonda J. Maybriar, WPOA Assistant Recording Secretary