

WGHA January Board Meeting Minutes

Present: B. Becker, J. Brannstrom, L. Mahlberg, K. Pope, L. Younger

The WGHA Board meeting was held at 7:00 P.M. on Monday, January 4, 1993 at the M&I Bank.. Linda was asked by John Wise to record the minutes since he was unable to attend. Last month's minutes will be available for approval at the annual meeting.

The attached budget was discussed for approval at the annual meeting. Judy proposed a deadline of March 1 for payment of dues and a \$10.00 late fee after a 30 day grace period. A motion was made and seconded (L.M. & K.P.) to assess a \$10.00 late fee after March 31 for homeowners failing to pay their annual dues before that time. The motion was passed unanimously by the board members present.

The Board will next meet on Saturday, January 16 for the annual meeting.

The meeting was adjourned.

Respectfully submitted,

*Linda Mahlberg*  
Linda Mahlberg

## Walnut Grove Homes ASSOC. '93 Budget Worksheet

Budget  
'92Actual  
'92Budget  
'93Receipts

Lot Assessments	\$ 12,000.00	\$ 12,319.25	\$ 12,000.00
Interest	900.00	783.31	700.00
Garage Sale		504.20	_____
Sauk Creek July 4 Rebate		22.50	_____
M+I Contrib-Directory		200.00	_____
Santa Proceeds		26.00	_____
Tot. Receipts	\$ 12,900.00	\$ 13,855.26	\$ 12,700.00

Disbursements

Utilities	\$ 1400.00	\$ 1482.93	\$ 1550.00
Greenway Maint.	4000.00	4598.17	4000.00
Insurance	1000.00	950.90	1000.00
Prof Svcs.	1000.00	1130.00	1100.00
Newsletter	300.00	368.00	500.00
Misc.	700.00	438.76	700.00
Neighborhood Proj.	2500.00	1726.49	2500.00
Special Proj.	1500.00	699.68	1000.00
Total Disbursements	\$ 12,400.00	\$ 11,394.93	\$ 12,350.00

Beginning Balance 1-1-92 \$15,894.75

Ending Balance 12-31-92 \$18,355.08

$$\begin{array}{rclcl}
 \text{Beg. Bal 1-1-92} & + & \text{Receipts} & - & \text{Disbursements} & = & \text{Ending Bal 1-31-92} \\
 \$15,894.75 & + & 13,855.26 & - & 11,394.93 & = & \$18,355.08
 \end{array}$$

## TREASURER'S REPORT 12-1-92 THRU 12-31-92

## CASH RECEIPTS

LOT ASSESSMENTS PAID	\$0.00
INTEREST	<b>18.43</b>
C.D.	0.00
SANTA PROCEEDS	6.00

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**\$24.43**

## CASH DISBURSEMENTS

UTILITIES	\$143.42
BILLING AND MAILING	0.00
GREENWAY MAINTENANCE	0.00
MISCELLANEOUS	0.00
NEWSLETTER	64.00

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 207.42

NET INCREASE (DECREASE) IN CASH

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 (182.99) (\$182.99)  
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## CASH BALANCE 12-1-92

CHECKING ACCOUNT - M&I	1,366.53
MONEY MARKET - M&I	7,703.57
CERTIFICATE OF DEPOSIT	9,467.97

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 18,538.07

## CASH BALANCE 12-31-92

CHECKING ACCOUNT - M&I	1,165.11
MONEY MARKET - M&I	7,722.00
CERTIFICATE OF DEPOSIT	9,467.97

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**18,355.08**

NET INCREASE (DECREASE) IN CASH

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 (182.99) (\$182.99)  
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1993

## WGHA February Board Meeting Minutes

Present: B. Becker, J. Brannstrom, P. Kelly, L. Mahlberg, K. Pope, S. Robbins, L. Younger, M. Zagrodnik

The meeting was called to order by President Lynn Younger at 7:08 P.M.

Michael Zagrodnik from Cowan Agency Insurance and Financial Services was present and explained the Board's insurance coverage. The policy is a very standard comprehensive liability policy. The policy will cover the board for any neighborhood sponsored activity or event and also in cases involving libel and slander. There is also a specific vehicle liability provision. The coverage is up to \$1,000,000 per individual claim and aggregate coverage up to \$2,000,000 per year (the old policy was up to \$500,000 per individual claim with a \$500,000 aggregate and a \$1,000,000 umbrella). There current premium is \$724 per year (\$975 for previous policy) which is not expected to increase significantly in the foreseeable future.

The minutes of the 1-4-93 board meeting were read and approved (JB,PK).

Treasurer Report: See attached sheet. Not much activity, waiting for dues collection. Judy may check to see if we can get less expensive accounting services from a different firm.

Greenways: Norman Gilliland is new committee chair who was not present.

Block Captains: Kathy reported she is sending a thank you note to each Block Captain to convey the Board's appreciation for their efforts.

Newsletter: Linda reported that a newsletter is being sent to the Block Captains at this time. The next newsletter will be out in late March highlighting the Easter Egg Hunt.

Social: Peggy reported the Easter Egg Hunt will occur April 10. She still needs people to help with the event. Lynn suggested sponsoring a park or circle clean-up day on Earth Day.

Architectual Control: This is Bob's last meeting. The Board thanked him for his committment and work with the Board over his 4 years of service. He reported that an addition to a house on Harwood Circle is currently being reviewed and will probably see approval in a few days. Bob also brought to the Board's attention the vast amount of storage space that was needed by the person in this position to keep the plans of the houses in the neighborhood. The board felt if the plans were on file at the City Assessor's office and since very few people request these plans and all are not existent in this collection they be recycled. Bob said he'd check to be sure the plans were available at the City Assessor's office.

There was no old business.

In new business, the Board welcomed Sandy Robbins who will replace Bob at Architectual Control. The board also set Match 8th as the tentative date for the annual board dinner.

The meeting was adjourned at 8:10 P.M.(PK,LM).

*Linda Mahlberg*



# WALNUT GROVE HOMES ASSOCIATION

## TREASURER'S REPORT 1-1-93 THRU 1-31-93

### CASH RECEIPTS

LOT ASSESSMENTS PAID	\$0.00
INTEREST	0.00
C.D.	91.05
SANTA PROCEEDS	\$0.00

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\$91.05

### CASH DISBURSEMENTS

UTILITIES	\$143.42
BILLING AND MAILING	0.00
GREENWAY MAINTENANCE	0.00
MISCELLANEOUS	15.93
NEWSLETTER	\$0.00
INSURANCE	\$724.00

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883.35

NET INCREASE (DECREASE) IN CASH

(792.30) (\$792.30)  
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### CASH BALANCE 1-1-93

CHECKING ACCOUNT - M&I	1,165.11
MONEY MARKET - M&I	7,722.00
CERTIFICATE OF DEPOSIT	9,467.97

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18,355.08

### CASH BALANCE 1-31-93

CHECKING ACCOUNT - M&I	281.76
MONEY MARKET - M&I	7,722.00
CERTIFICATE OF DEPOSIT	9,559.02

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17,562.78

NET INCREASE (DECREASE) IN CASH

(792.30) (\$792.30)  
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Minutes of March 1, 1993 Board Meeting  
Walnut Grove Homes Association

The meeting was called to order at 7:00pm by President Lynn Younger. Other Board members present were Mohoney, Brannstrom, Pope, Kelly, Robbins, and Wise. Minutes of the February meeting were read and approved. The Treasurers report was presented and approved. Judy reported that 209 units have already paid their dues for 1993. Dues paid after March 31 must include a \$10 late fee.

Judy reported on behalf of Greenways that a bid had been received from Barefoot Lawn Service to apply fertilizer and weed control to the greenways for the same price as last year. Moved by Robbins seconded by Mohoney to accept the bid. Approved unanimously.

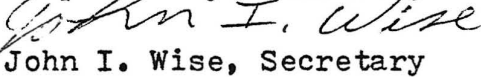
Social - Peggy reported she was preparing a flyer for the next newsletter for the annual Easter Egg Hunt set for April 10.

Newsletter - Peggy and Lynn will contact Linda to have several items in the upcoming newsletter; a list of Board members for 93, a note about mowing the circles, the Easter Egg Hunt, and the letter from Sue Hamblin.

Other Business - Lynn reminded everyone that the annual Board Dinner was scheduled for Monday, March 8 at Smokey's at 6:00pm.

The meeting was adjourned at 7:55pm.

Respectfully Submitted,

  
John I. Wise, Secretary

# WALNUT GROVE HOMES ASSOCIATION

## TREASURER'S REPORT 2-1-93 THRU 2-28-93

### CASH RECEIPTS

LOT ASSESSMENTS PAID	\$4,200.00
INTEREST (Jan)	17.87
C.D.	0.00
GARAGE SALE	10.00
MISCELLANEOUS - CREDIT	0.74

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\$4,228.61

### CASH DISBURSEMENTS

UTILITIES	\$126.05
BILLING AND MAILING	302.00
GREENWAY MAINTENANCE	0.00
MISCELLANEOUS	26.81
NEWSLETTER	\$91.26

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546.12

### NET INCREASE (DECREASE) IN CASH

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3,682.49      \$3,682.49  
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### CASH BALANCE 2-1-93

CHECKING ACCOUNT - M&I	281.76
MONEY MARKET - M&I	7,722.00
CERTIFICATE OF DEPOSIT	9,559.02

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17,562.78

### CASH BALANCE 1-31-93

CHECKING ACCOUNT - M&I	1,296.38
MONEY MARKET - M&I	10,389.87
CERTIFICATE OF DEPOSIT	9,559.02

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21,245.27

### NET INCREASE (DECREASE) IN CASH

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3,682.49      \$3,682.49



Minutes of April 5, 1993 Board Meeting  
Walnut Grove Homes Association

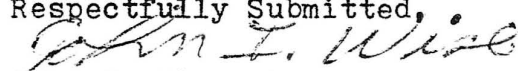
The meeting was called to order at 7:00pm by President Lynn Younger. Other Board members present were Mohoney, Kelly, Wise, Brannstrom and Gilliland. Minutes of the March meeting were read and approved. The Treasurers report was presented and approved. Judy reported that dues have been received from 300 of the 310 units. These 10 will receive a second billing in April for the annual dues plus the \$10 late fee.

Norman had toured the greenways and found two lights not working. He will work with Judy to have the lights repaired. Norman suggested that the lights be numbered for easier identification for replacement and repairs; the Board supported the idea. Lynn noted that Jon Jensen, representing the homeowners on the greenway behind Harwood Circle, had contacted her to say the group was obtaining estimates for plants/trees to add to the greenway to be brought to the Board for consideration.

Peggy said preparations were proceeding for the Easter Egg Hunt to be held April 10; she asked any Board members available to assist with the event. Peggy also said she felt that social events were difficult to organize and support from the neighborhood was thin for many events, except the Fourth of July and the Annual Picnic. She indicated she would be bringing to the Board a proposal to change the current Social Committee to one centering on fundraising for neighborhood improvement, such as additional playground equipment for the park. Several Board members commented that this would be a positive step.

No reports from other committees; Lynn noted that the Linda and the Block Captains had produced and distributed the March Newsletter. Under new business, Lynn mentioned the need to revise and update the Association bylaws; the Board agreed. Judy offered to work with Lynn to develop revisions to bring to the Board this summer. Lynn also noted calls she had received from Farmington Way residents regarding buses apparently testing new routes that included Farmington Way. Lynn contacted our Alder, Sue Hamblin, but Sue was unaware of pending route changes in our area. She will contact Lynn if changes are proposed. At Peggy's suggestion, the Board reaffirmed its support of public transportation. Individual route issues will be reviewed as they arise. The meeting was adjourned at 8:00pm.

Respectfully Submitted,

  
John I. Wise, Secretary

WALNUT GROVE HOMES ASSOCIATION

TREASURER'S REPORT 3-1-93 THRU 3-31-93

CASH RECEIPTS

LOT ASSESSMENTS PAID	\$6,360.00	
INTEREST (Feb. & Mar.)	45.49	
C.D.	0.00	
		\$6,405.49

CASH DISBURSEMENTS

UTILITIES	\$120.61	
BILLING AND MAILING	615.00	
GREENWAY MAINTENANCE	633.66	
MISCELLANEOUS	262.52	
NEWSLETTER	\$56.18	
		1,687.97

NET INCREASE (DECREASE) IN CASH	4,717.52	\$4,717.52
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CASH BALANCE 3-1-93

CHECKING ACCOUNT - M&I	1,296.38	
MONEY MARKET - M&I	10,389.87	
CERTIFICATE OF DEPOSIT	9,559.02	
		21,245.27

CASH BALANCE 3-31-93

CHECKING ACCOUNT - M&I	1,794.93	
MONEY MARKET - M&I	14,608.84	
CERTIFICATE OF DEPOSIT	9,559.02	
		25,962.79

NET INCREASE (DECREASE) IN CASH	4,717.52	\$4,717.52
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