

January 31, 1979

WILDWOOD SHORES PROPERTY OWNERS' ASSOCIATION

The Board of Governors of Wildwood Shores Property Owners' Association convened in Regular Session on Wednesday evening, January 31, 1979, in the President's residence.

Meeting was called to order by the President, Mr. Malanga, at 8:05 P.M. o'clock.

Board of Governors present were: Mr. Malanga, President, Mr. Wakefoose, Vice President, Mrs. Morstatt, Secretary/Treasurer, Mrs. Philblad, Mrs. Honchar, Mr. Francis, Mr. Commander, Mr. Bentzen, Mr. Gulamerian and Mr. Kimmerer arrived after the meeting was opened.

Absent were: Mr. Ruprecht and Mr. Viola.

Reading of the Minutes:

Mr. Wakefoose moved, seconded by Mr. Francis, that the minutes be approved as read.

Motion Carried

Secretary/Treasurer's Report:

Mrs. Morstatt reported that the balance in account is \$696.94, expenses paid \$1,434.99. Income for the month was \$39.62.

Back dues on Blackman property, Bartlett property, Pieper property and La Grecca property has been paid. All bills for current membership dues (1979) have been mailed out. An up to date list of members *has been made* is needed for disbursing the badges for the coming year.

Mr. Bentzen moved, seconded by Mr. Francis, that the Secretary/Treasurer's Report be accepted and made a part of the minutes.

Motion Carried

Membership Committee:

Mrs. Honchar reported there have been fifteen sales since November 1978. Eight applications have been signed during December and January. The ~~Shay~~ and Vanderveer properties are up for sale. *ANDERSON*

Mrs. Honchar thanked Mrs. Philblad for picking up applications of new "move ins".

Mrs. Philblad stated she *had a* needed information to file liens on properties with unpaid dues.

Financial Committee:

No Report.

Construction Committee:

Mr. Bentzen reported Mr. Franchino's property remodeling is progressing nicely.

He also presented Board with a map of the beach front property owned by WWSPOA. He stated beach front property is being assessed at the rate of \$600.00 a foot for prime land and \$300.00 a foot for non prime land.

Mr. Gulamerian will inspect this property and have it determined just exactly what the correct size of the lot is and report his findings at a later date.

**Docks and Beaches:**

Mr. Wakefoose reported docks have been damaged by ice and will need repairs in the spring.

Mr. Wakefoose will Check with IRS with respect to WWSPOA's I.D. number and will try to complete necessary report. Mrs. Philblad found the number while going through records.

**Clubhouse Committee:**

No Report. Four boats are stored in clubhouse at present time.

**Road Committee:**

Sanding and salting have beend done, but no plowing so far this year.

**Mooring Committee:**

No report.

**Legal and Property Committee:**

Mr. Mc Comas, new owener of Adams house on Wildwood Shores Drive, asked if he could be advised as to the owner or owners of the properties on either side of his dwelling, as he may be interested in purchasing one or the other.

Mrs. Morstatt stated she had a letter from Farley Realtors who has a elient interested in buying 40 feet of the Vorst property (More specifically) that section on Wildwood Shores Drive.

Mr. Gulamerian stated he would check into this and also a Realtor from Denville made an inquiry regarding this property. Mr. Gulamerian said he felt \$25 000.00 (Negotiable) is a good rpice for the Vorst property. Also the Yacht Club may still be interested in the property as an area to erect a storage barn for boats.

Mr. Malanga discussed liens. Mrs. Morstatt stated as soon as she was able, leins would be placed on properties owing dues. Expects to be completed within the next month.

Comment was directed to the thirty one (31) Bond holders. Several suggestions were made. No decision arrived at.

**Old Business:**

Badges are in. Kids are harrassing and damaging Board property. Not much can be done to prevent this.

**New Business:**

Mr. Malanga announced resignation of L.Mc Garry, Recording Secretary and asked all members to assist in locating a replacement.

Mr. Bentzen suggested, since it was Annie Kaiser's 80th Birday, that a card be sent expressing everyone's best wishes. Mr. Malanga felt since it had not been done in the past, it would be setting a precedent.

Mr. Malanga announced the next meeting of WWSPOA Board of Governors would be on February 28, at 8:00 P.M. 0'clock.

Mr. Gulamerian moved, seconded by Mrs. Philblad, that the meeting be adjourned. Meeting adjourned at 9:05 P.M. o'clock.

Respectfully submitted,  
L.M. Mc Garry, Recording Secretary