

MISTY MEADOWS HOMES ASSOCIATION, INC.

2007 DIRECTORS AND OFFICERS

Len Hadovski, President 567-8260	Jeff Jacob, Treasurer 567-0108	Mick Nyenhuis, Secretary 567-0047	Don Galko 567-2846	David White 567-8110
-------------------------------------	-----------------------------------	--------------------------------------	-----------------------	-------------------------

MINUTES OF MEETING 2007 ANNUAL MEETING OF MEMBERS MISTY MEADOWS HOMES ASSOCIATION, INC.

The annual meeting of Misty Meadows Homes Association, Inc. was called to order October 16, 2007 at Lord of Life Lutheran Church in the Town of Oconomowoc. Twenty (20) building site owners were present with another seven (7) owners present by proxy. This met the required quorum of twenty one (21) building site owners present.

Secretary's Report:

The minutes of the 2006 Annual Members Meeting were reviewed and upon motion duly made and seconded, were approved without change.

Treasurer's Report:

The current operating balance is \$8,750.85 with \$2,172.23 in the capital expense account. There are still payments outstanding for fiscal 2007.

There are still 3 dues payments outstanding. One homeowner has been found in default with and a construction lien filed in the amount of \$1,515.50.

2007 Budget and Dues:

The budget was presented and reviewed. The only line items increased from the 2006 budget were mowing and playground repairs/upgrades per anticipated schedule.

The 2007 annual dues will be established based on the presented figures at the 2008 Board of Directors meeting

Additional monies were budgeted for new playground equipment pending recommendations for new fixtures.

Fireworks:

The fireworks event was again well attended and continues to be a highlight of the summer for the neighborhood.

The overall cost for the 2007 fireworks show was \$8,260.00. Misty Meadows Homes Association contributed \$3,000.00, per the accepted budget with Misty Meadows North contributing another \$2,505.00. The difference was made up from contributions from local individuals and businesses. Len Hadovski encouraged volunteers to contact him by phone or e-mail to help with future fund raising.

The Association would like to give a special thanks to Bill Malsch for printing the brochures and John Swanson for his efforts in securing additional donations.

The fireworks date for 2008 was set for June 21 with a rain date of June 22.

Maintenance:

Entrance - Pat Brennan asked for additional volunteers to support the entrance sign maintenance. Barb Figi and Pat continue to do an excellent job of keeping the entrance sign attractive. Help would especially be appreciated in the spring for mulching. Interested homeowners should call Pat or Barb to coordinate. A note will be put in the spring mailing as a reminder.

Tennis Courts – It was noted that the tennis courts need to be resealed and stripped. The board will review options to accomplish this in spring.

Mowing - Terry Largent reported that, at present, the park has been mowed 17 times. In addition, he has provided weed control and some additional work, such as tree trimming.

Ponds – MMHA treats the ponds as we can for weeds. There was discussion regarding stocking the ponds with fish, but most of the ponds are Misty Meadows North responsibility.

Park – The paths were sealed over the summer with the cost coming in under budget. One homeowner noted that the infant swings on the swing set were not the latest safety type. The board will review replacing them during the spring cleanup. Several homeowners noted that geese are becoming a problem in the common areas and that goose droppings may be a source of weeds in the pond. Several options for geese control were discussed which the board will take under advisement.

The spring cleanup date was set for April 26, 2008.

There was a reminder that no dumping of leaves or yard debris is allowed in the common areas without the homeowner immediately securing a burning permit and burning the material.

Articles and Covenants:

The homeowners were informed that the Board has retained a lawyer to assist in disputes with homeowners not in compliance with the Articles and Covenants. The Board is committed to reinforcing the Articles and Covenants to ensure Misty Meadows continues to be an attractive place to live. Care will be taken to ensure fair enforcement of the restrictions.

New homeowners said they did not receive a copy of the Articles and Covenants when they closed on their houses. Several copies were passed out. Any homeowner may receive a copy by contacting a Board member.

Election of 2008 Board of Directors:

A motion was made to retain the same Board of Directors for 2008. All of the current board members accepted the nomination. A motion was made and votes taken to re-elect the same board members.

New Business:

There being no further business or discussion and upon motion duly made and seconded, the meeting was adjourned.

Respectfully submitted,

Mick Nyenhuis
Secretary