



# WOODCLIFF LAKES

WINTER 2011

VOLUME 21, NUMBER 4

## CALENDAR

DEC 5	WC Board Meeting	7:00pm
DEC 10	Lions Club Holiday Party	7:30pm
DEC 11	WC Quarterly Meeting	1:30pm
JAN 3	Lions Club Meeting	7:30pm
JAN 9	WC Board Meeting	7:00pm
FEB 6	WC Board Meeting	7:00pm
FEB 7	Lions Club Meeting	7:30pm
MAR 5	WC Board Meeting	7:00pm
MAR 6	Lions Club Meeting	7:30pm
MAR 11	WC Quarterly meeting	1:30pm
APR 1	Lions Scholarship Applications Due	

## 2012 Dues

Dues for 2012 will be set at the December 11<sup>th</sup> Quarterly Meeting with approval of the 2012 Budget. **Dues invoices will be emailed or mailed on December 15<sup>th</sup> and are to be paid by January 1, 2012.**

Prompt payment is much appreciated and helps the Lake Association provide services and conduct business on your behalf in a timely manner. Finance charges are applied starting February 1<sup>st</sup> for any unpaid dues.

Your annual dues cover these services:

- maintenance of the lakes, roads, and common grounds;
- maintenance equipment;
- the drinking water system;
- security;

a central office and office personnel.

A copy of the complete breakdown of all budget items will be available at the Quarterly Meeting on December 11<sup>th</sup>.



## THE WOODCLIFF DRINKING WATER SYSTEM

Routine inspections this spring showed a slightly lower production level in the east well and the inspecting company recommended maintenance on the pump next year. However, the Woodcliff Board wanted to be proactive and ordered the maintenance work done this year on the east well and the west well in 2012.

On October 7<sup>th</sup> the pump in the East well was pulled. That night a fuse burned up in the electrical panel of the West well which caused several parts in the panel to melt and shut down the pump, resulting in a water shortage the next morning. The fuse was replaced and electrical connections repaired. It is recommended that the electrical panel be replaced as soon as the East well is up and running again. An estimate of this cost is pending.

The pump and tubing in the East well was inspected and found to be corroded. It will be replaced as soon as a new pump with the proper specifications can be built. The cost will be \$15,127.00.

The aging of the water system is a concern to the Woodcliff Board and a professional assessment is being investigated. The East well and water system were installed in 1988 and the West well was drilled in 1993. The system water operator has been diligent about seeing that all Nebraska and Federal regulations for public water systems have been met, but maintenance costs of an aging system will need to be considered in the future. All options will be looked into to provide safe drinking water and an efficient system at Woodcliff.

# NEWS FROM THE WOODCLIFF BOARD OF DIRECTORS

## **Quarterly Meeting**

The next quarterly meeting of Woodcliff residents will be Sunday, December 11, 2011 at the Woodcliff Community Center beginning at 1:30pm. Business will include review of the 2012 budget which will determine the 2012 dues. Note that the Woodcliff Board meets every month on the first Monday of the month at 7:00pm in the Woodcliff office and residents are welcome to attend any meeting.

## **2012 Budget and Dues**

The 2012 dues will be set at the December 11<sup>th</sup> Quarterly Meeting with Board approval of the 2012 Budget. Balancing the needs and the wants of the community and remain fiscally responsible is never easy and the Board tries to keep in mind at all times the high priority items of residents, such as lake water clarity, protection from zebra mussels, safe drinking water, good roads, and security. The Board appreciates hearing residents' opinions and constructive suggestions for improving life at Woodcliff. Copies of the 2012 Budget will be available at the Quarterly Meeting and, upon Board approval, the 2012 dues will be billed the following week for collection on January 1<sup>st</sup>.

## **2012 Rules Committee**

The 2012 Rules Committee is in the process of reviewing and revising the Woodcliff Rules and Regulations. After Board approval, the new rules will be published and sent to all residents in March 2012 – watch for your copy! Rules and Regulations can always be accessed on the Woodcliff website also: [www.woodcliffakes.com](http://www.woodcliffakes.com)

Thank you to these residents for volunteering their time on the 2012 Rules Committee: Tim Bilek, Mary Curnes, Tracy Kenney, Ed Sekera, Barry Taylor, and Chairman Warren Higgins.

## **New Nebraska Boater Safety Law for 2012**

The State of Nebraska has passed a new Boater Safety Law which takes effect January 1, 2012: Anyone under 27 years of age MUST have completed a Boater Safety Class to operate watercraft in Nebraska. Woodcliff Security will offer three courses on the first three Saturdays of May 2012 and costs only \$10. Mark your calendars!

## **North Lake Shore Drive**

Red cedar trees have been planted and a corresponding post with reflectors has been installed along North Lake Shore Drive to delineate the correct platted width of the road and begin a new tree barrier from the railroad tracks. Blue reflectors are installed at several points to indicate snow removal and drainage areas. As in all areas, please observe the speed limit and use caution to avoid any accidents while everyone becomes accustomed to the new width.

## **Horseshoe Bend Aerators**

The aerator system in Horseshoe Bend appears to have been very helpful in keeping algae levels down this summer and the Board hopes to be able to include in the 2012 budget another system for T-cove. **The aerators in Horseshoe Bend will be allowed to run all winter** to see if it further enhances disintegration of plant debris. Ice on the lake near this area will be thinner than usual so please be wary of walking or skating on the ice this winter.

## **2012 Woodcliff Directory Information**

Please complete the page in this newsletter and return to the office by January 31st to update directory information for your lot, including email information. Thanks!



## WOODCLIFF SECURITY 402-721-3000

It has been a busy year and we will finish this year with more than 4000 cases. Cases are up, but serious incidents and complaints are way down. Most of the case load increase can be attributed to the Zebra Mussel Inspection process.

Over the summer we concentrated enforcement efforts on several safety issues such as Glass on the Water, Careless Operation, and No PFDs on children, and of course the registration issue. 68 Citations were issued for approximately \$7000 in fines. The fine money is used for security and safety equipment, and programs, such as ATV and Boater Safety. We hope to add additional equipment to the entrance surveillance system to assist us in identifying vehicles coming and going from the community.

As you may have heard at the end of the summer season, we had two ATVs and a flatbed trailer stolen. The entrance camera provided valuable assistance in identifying the suspect vehicle; however the vehicle was also stolen from the Omaha area. It was recovered abandoned in North Omaha and the case remains under investigation. We feel that a camera equipment upgrade in that area might have provided a better look at the suspect, which could have solved the crime early in the investigation.

Some changes in Nebraska State Law will affect us here at the lake beginning in January of 2012. The most important of which is the change in the age requiring a Boater Safety Course. LB105 states that no one born after December 31, 1985, will operate a watercraft without first completing a Boater Safety Course. This means EVERYONE 26 YEARS AND YOUNGER MUST TAKE THE BOATER SAFETY COURSE prior to operating a water craft of any kind. There will be three courses offered at Woodcliff: May 5<sup>th</sup>, May 12<sup>th</sup>, and May 19<sup>th</sup>, the first, second, and third Saturdays of May 2012. The cost of the course is \$10, the cost of not taking the course starts at \$75, and goes up until you decide to take it. The lake rules will be adjusted to reflect this change in state law, and WILL be enforced. If none of these dates work for you, you can check the Nebraska Game & Parks website, [www.outdoornebraska.ne.gov](http://www.outdoornebraska.ne.gov), for other courses offered throughout the area. I would be willing to hold some Boater Safety Courses this winter, but would need a minimum of 10 participants per

class. If you are interested in a winter class, talk to your friends and family and get ten people and we can get a class scheduled.

Please remember that you are not the only ones shopping for the holidays, the bandits are also out there shopping. Keep your eyes out for suspicious vehicles and activity, and call security immediately if you see anything out of the ordinary. Your eyes and ears are one of the most valuable resources that Security has; I appreciate your assistance and support.

*C. George Wolsleben  
Chief of Security*



RePlant Woodcliff  
REVITALIZE • RESTORE • RENEW

RePlant Woodcliff has been busy this past fall installing **35 new spruce, white pine and prairie fire crab trees** around Woodcliff. They were planted near the

horseshoe pit area, HOA office, and SID pump stations. Limestone stadium seating was also installed near the new playground equipment on Twin Lakes Road. **Hundreds of new tulip and daffodil bulbs** were planted in various berms around the lake.

The **RePlant Rodeo** will be held again next spring but a bit later in the late May timeframe.

**A new recycle bin** has been installed by S2 Refuse & Recycling. Check it out!

Thanks to all who came out to support the RePlant Woodcliff Home Tour and Poker Run. Both had record attendance this year! **Specials thanks** to the **Woodcliff Restaurant** for providing complimentary desserts for Home Tour attendees and **Ron Boetel** for providing food for the Poker Run!

It's not too late to get your 2011 tax deductible donations in this year. Please send to:

RePlant Woodcliff  
% Carla Mahrt  
980 Co. Rd. W, S35  
Fremont, NE 68025

**Thanks for everyone's support  
this past year!**



# Woodcliff Lions Club

**December 10<sup>th</sup>** is the Woodcliff Lions Christmas Party at 6:30pm at the Woodcliff Restaurant. Dinner will be served at 7:30pm. Please call Lion Rob at 402-721-2922 with your menu selection by December 2<sup>nd</sup>:

Sirloin with Red Wine Sauce, salad, mashed potatoes, vegetables and dessert.

Grilled Chicken Breast with Havarti Cream sauce, salad, mashed potatoes, vegetables and dessert.

Grilled Salmon with Butternut squash sauce, wild rice, vegetables and dessert.

Member's dinner is no charge and guests are \$20. Cash Bar. Please bring a \$10 unwrapped gift for Toys for Tots. If you would like to participate in the gift exchange bring a \$10 wrapped gift.

**Trunk or Treat** was October 30<sup>th</sup>. We had the biggest turnout ever with over 60 kids and the parking lot was full of decorated trunks. Thanks to Lions Heather and Keith Smith for coordinating the event and thanks again to Jeff Engel who donated the hayrack and straw bales.

We had **two guest speakers** at the November 1<sup>st</sup> meeting. Dr. John Shepherd from the UNMC Low Vision Clinic told us about the services they provide for the visually impaired and the involvement of the Nebraska Lions Club. We also heard from Mary Robinson of the Fremont Public Schools who runs the programs for visually impaired students. She told us about their programs and the Sensory Garden she is trying to build in Fremont. The club voted to donate \$400 to each organization in addition to the charities we donated to last year.

Approximately 100 people attended **the Soup Supper** on November 11<sup>th</sup> including a very generous anonymous donor who gave the Lions \$500. We raised enough to fund the scholarships that will be awarded to two high school seniors in April. Thanks to Lion Tracy Kenney and the committee who helped her with the event. Raffle winners were Ron Benke - \$50, Kevin Bloemker - \$100, and Rob Busson/Dawn Sloan - \$250.

*Tim Krause, President*  
402-212-6767



## SID #8 Sanitary & Improvement District #8

### Election Update:

Congratulations to the following residents who were elected in September to a two-year term as Trustees of SID #8:

Sean Kenney	S1204
Lonnie Mahrt	S35
Tom Sawyer	S105
Sally Vilmont	S1158
Mike Wise	S8

### Next Meeting:

The next meeting of SID #8 will be held in January 2012. Watch the marquee at the Woodcliff entrance for details of the date and time or check the Woodcliff Lakes website calendar page:

[www.woodcliffakes.com](http://www.woodcliffakes.com).

Meeting dates are also always published in the Fremont Tribune legal ads and posted in the office window.

### 2012 SID #8 Property Tax Levy:

The 2012 Levy was approved at the September meeting at \$0.198872 per \$100 valuation. On a \$200,000 home this would equal \$397.65. Compare this to the average SID levy in Douglas County of \$0.88 which would be \$1,760 tax on a \$200,000 home.



**WOODCLIFF LAKES**  
**2012 DIRECTORY AND EMERGENCY INFORMATION**

Please fill out the form below with your current mailing and contact information and return it to:

Woodcliff Lakes Office  
980 Co. Rd. W, Lot T018A  
Fremont, NE 68025.

Fax # 402-753-0247

Email: [chris@woodcliffakes.com](mailto:chris@woodcliffakes.com)

If this form is not returned, the same directory information will be published as last year.

If you prefer that the information not be published in the Woodcliff directory and is for use only by Woodcliff Security and the Woodcliff Office in emergencies, please check the box next to it.

if for Emergency Only

Lot # \_\_\_\_\_

Lot Owner's Last Name \_\_\_\_\_

Family Members' Names to be published in the directory:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Mailing Address \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Email Address \_\_\_\_\_

Phone Number @ Woodcliff \_\_\_\_\_

Alternate Phone Numbers \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Please notify the office as soon as possible of any changes in the contact information for your lot.

*\*None of the information above will be sold or given to any person, organization, or company for marketing or any other purpose.\**

John G. Poehling  
Community Center



*To reserve the  
Community Center  
for a special occasion  
or get-together,  
contact Diane Poehling  
at 402-727-5505*



Call  
**1-800-248-8823**  
to sign up for

**CABLE**  
**HIGH SPEED INTERNET**  
**DIGITAL PHONE**



# Pop's Pizza

402-727-8787

"HELLO" AGAIN TO EVERYONE:

Pop's is still around even though the pizza café is closed till April 1<sup>st</sup>.

By then I will have a lot of new menu items to satisfy your taste buds and changes taking place inside and out, with regular hours always.

If you have any suggestions for Pop's you can probably find me at the Woodcliff Restaurant having a late night dinner and cocktail or send an email to [woodcliffpizza@yahoo.com](mailto:woodcliffpizza@yahoo.com).

I want to thank everyone for a good season again and wish you all a Merry Christmas and Happy New Year!!!

See you at the "RON-D-VOO" this spring.

Pop's

# Victory Marine

402-721-1341

[www.victorymarinellc.com](http://www.victorymarinellc.com)



Indoor Storage  
Pick-ups  
Full Service  
Consignment Boats  
All Indoors  
Buy – Sell – New – Used



## The Woodcliff RESTAURANT

There may be a chill in the air, but the Woodcliff Restaurant is just starting to heat up for the winter. The lounge is a cozy place to sit next to the fire for dinner or for a few drinks with your friends. While you are here, enjoy our winter menu. Full of comforting foods and old favorites, you are sure to find something for everyone. We are open for dinner Tuesday through Sunday at 5pm with a different special every night:

**Tuesday:** Fried or Blackened Catfish!

**Wednesday:** \$9.95 Steak, baked potato, & salad

**Thursday:** Sushi night (try handmade rolls, great balls of fire, edamame and sake!)

**Friday:** Seafood specials created weekly by our talented chefs

**Saturday:** Prime Rib night! 10 or 14 oz. portions of roasted prime rib with all the fixings

**Sunday:** Sure to be a new favorite: ½ price bottles of wine. A great night to try something new!

We will be hosting **wine dinners in November, January, and March**. These one-of-a-kind culinary events are very special. Brooke, Andrew, Rob, and Sam pair wine with special menu items. The wine dinners are a unique experience every time. Our November dinner is coming fast on the 27<sup>th</sup>. Make reservations today as space for these fun events is limited. **Send us your email address** if you would like to receive more information about our wine dinners or other events.

The holiday season will soon be upon us. Space for Christmas parties is filling up fast. Call us today to plan the easiest party you will ever host. We create special menus for any size and budget and our staff is sure to please your every need. New Year's Eve is always a special night at the Woodcliff Restaurant. Join family, friends, or that special someone for a night filled with great food, entertainment, and of course a complimentary champagne toast as the clock ticks in the New Year. Reservations are recommended as this night fills up fast. It is never too early to plan for Valentine's Day either. Treat your sweetheart to the best food around! Keep an eye on our Facebook page or your email for details about this very special night!

January may be cold, but we are heating it up on Saturday, January 28<sup>th</sup>! Dawntini is throwing one of her famous parties: The theme for this one is **"Last Chance Prom!"** Dress to impress, dance the night away, and enjoy some spiked punch. We know how to keep the party going all year round.

Thanks to all of our wonderful customers, we are open all year. Join us Tuesday thru Sunday at 5pm until the spring thaws into summer. You can always reach us at 402-721-2922 or [thewoodcliffrestaurant@gmail.com](mailto:thewoodcliffrestaurant@gmail.com).

We hope to see you soon!

*Brooke, Andrew, Rob, and the Woodcliff Crew!*

## Woodcliff Marina & Backporch Lounge 402-721-7816

We would like to thank you for your continued patronage this past season. We hope you enjoyed our added concerts, new food selection, and wait-staff members. Also, a big thank you to the residents who continue to support their own Marina by winterizing and storing their boats with us! If it wasn't for your continued support, Woodcliff Marina would not be in existence. So when it's time next year to get your boat out for the summer or in the fall when it's time to winterize and store, make sure to spend your dollars locally and support YOUR Woodcliff Marina. As always, never hesitate to contact us. If you haven't sent us your email address to receive updates, please do so by sending it to: [dvoraks5@gmail.com](mailto:dvoraks5@gmail.com)

We wish you a Happy Holiday season from all of us at the Woodcliff Marina.

*Mike, Lisa, and Faith Steffen  
and all of our great employees*



## Woodcliff Lakes Inc. Office Hours:

**Monday 9am-5pm**

**Tuesday 9am-2pm**

**Wednesday Closed**

**Thursday 9am-2pm**

**Friday 9am-5pm**

[www.woodcliffakes.com](http://www.woodcliffakes.com)

## **Woodcliff Lakes Association**

980 Co. Rd. "W", T1018, Suite A  
Fremont, NE 68025

Phone: 402-753-0247

Fax: 402-753-0247

Email: [chris@woodcliffakes.com](mailto:chris@woodcliffakes.com)

*RETURN SERVICE REQUESTED*

### **Woodcliff Lakes Association Board**

#### **Members:**

##### *President:*

Mary McCarthy 402-727-4205

[marylmac@neb.rr.com](mailto:marylmac@neb.rr.com)

##### *Vice President:*

Matt Schwarz 402-960-2464

[mjschwarz@oppd.com](mailto:mjschwarz@oppd.com)

##### *Treasurer:*

Carla Mahrt 402-721-8410

[carla@jjmsearch.com](mailto:carla@jjmsearch.com)

##### *Secretary:*

Warren Higgins 402-721-4353

[wchiggins@valmont.com](mailto:wchiggins@valmont.com)

##### *Directors-at-Large:*

Don Fiedler 402-721-5298

[donfiedler@hotmail.com](mailto:donfiedler@hotmail.com)

Scott Weekley 402-727-1854

[ssweekley@yahoo.com](mailto:ssweekley@yahoo.com)

Scott Werth 402-721-1238

[scott.werth@buckle.com](mailto:scott.werth@buckle.com)