

Wildwood Lot Owners Association
Board of Directors Meeting Minutes

February 8, 2025

Came to Order at 8:00 am

- Present: Trei Irwin, Bill Tisher, Danny Payne, Richie Haefner, Bruce Studley, Scott Binggeli
- Absent: Larry Sims

Richie Haefner opened with prayer

Pledge of Allegiance

Finance:

\$341,000 in the bank. Trei made a motion to pay back \$30,000 back to CMIR in one lump sum including interest of \$30, motion by Trei seconded by Bruce, passed.

Updating liens and sending to collections on the first of April.

Maintenance Update:

Did 8 miles of dust control last year for a cost of \$42,000, if did just from entrance to pool \$18,000. Rock price will stay the same since under contract. Propane price staying the same. Tanks will be certified with a sticker to reduce damaged tanks being reused. Two valves need to be replaced on the pool.

Store Update:

The new employee in the store is doing well. The store will continue to operate as it is with the store being closed for two days during the week.

Security Update:

Big gate is being left open to often.

Updating the signs at the dumpsters adding three signs. Add no yard waste or construction materials larger than 4x4 (plywood, drywall etc) ... Fine will be enforced for each violation.

New Business:

Trei made a motion to raise pump fees to \$100 for small tanks and \$150 for large tanks to be effective February 17th seconded by Bruce, passed.

Bill made a motion to raise guest pass from \$5.00 to \$10.00 second Trei, passed effective February 17th.

Do a one-time assessment charge of \$150 per lot. Motion made by Trei, seconded by Scott passed

Park Council/BOD meeting: – started at 1000 am

- **Finance:**

\$341,00 in account. Talking about an assessment increase, about \$248,000 shortage in budget if nothing changes. Will be asking for an assessment. 20% increase in insurance for the coming year.

On Special assessments everyone pays the same, no one gets a discount for multiple lots.

Pay back \$30,000 back to CMIR in one lump sum including interest of \$30

- **Wildwood Club updates:** Nothing

DNR Update: Lagoon project moving forward.

- **Questions and Answers:**

Asked to remove the discount on multiple lots and possibly put it on a ballot for vote.

April 1st are updating liens and collections. If over \$1,000 will go to collections.

Look at fixing cold air coming into bathrooms under door.

Combined PC/BOD Meeting adjourned at 1038 am

Respectfully submitted Board of Director

Scott Binggeli, Secretary

