

WEDGEWOOD OWNERS' ASSOCIATION, INC. BOARD OF DIRECTORS MEETING

September 20, 2019 at 2:00 pm at Marilyn Wilson's, 2016 New Bedford

AGENDA

Call to Order/Attendance

Secretary's Report

President's Report & Member Comments & Concerns

Treasurer's Report

Committee Reports:

Architectural

Hospitality

Website

Old Business

Annual Meeting Packet

New Business

Adjournment

**WEDGEWOOD OWNERS' ASSOCIATION, INC. BOARD OF DIRECTORS
MEETING MINUTES**

August 26, 2019 at 2:00 pm at Gloria Smith's, 2028 New Bedford

The meeting was called to order at 2:06 p.m. by President Rebecca Scaringe. Present were Rebecca Scaringe, Ken Buckel (Secretary), Marilyn Wilson (Treasurer) Gloria Smith (Director), Sharon Buckel (Chair of the Hospitality Committee) Bill Regis (ACC Chair),

Secretary's Report:

Buckel certified that notice had been posted on the bulletin board and website in accordance with FS 720 by President Rebecca Scaringe. Scaringe moved and Wilson seconded that the minutes of the July 22, 2019, meeting be approved. Motion passed unanimously.

Welcome letters were sent to Bruce and Sandra Kershaw (2011 New Bedford), Peter and Merna Pullen (2027 Berry Roberts) and Richard and Carol Swope (2033 Berry Roberts).

President's Report & Member Comments & Concerns:

Nothing to report at this time, it has been a quiet summer.

Treasurer's Report: Wilson presented the July 2019 Financial Report.

The only income was the estoppel fee for 2027 Berry Roberts Drive in the amount of \$100.00.

Expenses were insurance \$599.00; Web-Site – Phil Mickel \$17.99; Legal Fee Covenants \$688.00

The amount in each fund was:

General Fund	\$12,568.30
Contingency Fund	\$5,757.62
Covenant Contingency Fund	\$1,220.06
Berry Roberts Lake Fund	\$574.34
Party Fund (not part of budget)	\$735.87

As of July 31, 2019 total funds on deposit were \$20,856.19.

Scaringe moved and Smith seconded that the July 2019 Financial Reports be accepted. It passed unanimously.

Committee Reports:

Architectural:

- New homeowners have sent in Architectural Forms for anticipated projects.
- The ACC will be sending out violation letters, i.e. roof cleaning, mold, weeds in flower beds, etc.
- The Berry Roberts Lake has been mowed and the lake treated.

Hospitality:

Thinking of you card was sent to Mike Smith. A few other cards were purchased as they were available and they are hard to find. Receipt turned into Wilson for \$28.39. A request to purchase Thinking of You cards similar to the Sympathy cards was requested. It would be \$63.94 for 25 cards. The Board unanimously approved the request. Cards will be sent to Bill Broberg, Bob Bauer and Ken Kepner, all who recently experienced falls.

Welcome Baskets delivered to Kershaw (2011 New Bedford), Pullen (2027 Berry Roberts) and Swope (2033 Berry Roberts). Basket for Colon delivery still pending. Receipts turned into Wilson for baskets \$68.95.

Social:

October 6 – 3:00 pm – 6:00 pm Fall Event at the Horseshoe Pavilion behind Community Hall

December 1 – 5:00 pm Holiday Party, Fiore's

Website:

Buckel uploaded the Certification for the Declaration which was recorded on June 11, 2019 to the website and the certification pages only were added to the Blue Books.

The Appleton approved Bylaws and Articles were reprinted (1400 pages) and added to the Blue Books and the old copies removed. The only outstanding item for the Blue Books is an introductory Board Letter.

The BBQ Photo, and updated HOA Map and the Animal Ordinance were also uploaded to the website.

Covenants items from 2018 need to be either deleted or moved to an archive folder. Buckel believes that it may be confusing to new homeowners as they review the website. Instruction on how Wordpress uploads images and photos as well as moving items around the pages is needed by Buckel.

The renewal was paid for 2019. There is no URL, Phil will be working on this. The password was changed and he will be remedying that as well. Does anyone have the password?

Old Business:

August Letter to be sent to Homeowners. Minor changes were made and Smith will mail out. Labels for addresses and return address labels were provided to Smith by Buckel. Buckel will print out the letter and give to Smith Tuesday night. Wilson will purchase stamps for this and upcoming mailings.

New Business:

Introductory Board Letter for Blue Book. The letter was approved and will be printed and added to the book.

Preparation of the Annual Meeting Packets – discussion of budget final deadline to prepare for printing. A discussion was had regarding the assessment as Wilson presented the proposed budget. After a few changes suggested by the attendees, Wilson will prepare the new budget for the next meeting.

Adjournment: There being no further business, Scaringe moved and Buckel seconded that the meeting be adjourned at 4:00 p.m. Motion passed unanimously.

Board/Annual Meeting Dates:

NEXT MEETING- September 20, 2019 at 2:00 pm at Marilyn Wilson's Home 2016 New Bedford.

November 29, 2019, Friday, Annual Meeting in the Caper Room, 10:00 a.m. (Sign-in 9:00 a.m.)

SOCIAL EVENT DATES :

October 6 – 3:00 pm – 6:00 pm Fall Event at the Horseshoe Pavilion behind Community Hall

December 1 – 5:00 pm Holiday Party at Fiore's