

Wilderness Hills HOA Meeting
February 21, 2023

Attended: Dale Dauenhauer, Zach Carlson, John (director), and Judy Sinner

Meeting was called to order. There was not a January meeting.

Old Business:

Minutes of the November and December minutes were presented along with the January 31, 2023 financial report. Zach moved to approve with Dale seconded. Minutes were approved and financials were accepted.

One6 Lawn is putting together a proposal to do rock on the Wilderness Hills Blvd. He would like to do this in March however the proposal with costs have not been received. The round about will not be rocked.

Zach is still planning to do a six-month CD.

New Business:

The Biennial report has been submitted with an update on board members. The cost was \$30. A check was approved for that expense.

An additional check was approved for One6 Lawn. This was for snow removal and it was in the amount of \$100.

Zach has reached out to the HOA's attorney Adam Prochaska. Adam has moved to the law firm Rembolt Ludtke. Paper work to move the HOA's business to Adam's new firm has been initiated. Once the paper work is completed, the board would like to invite Adam to a meeting to discuss options on how to handle HOA dues that have not been paid. There are several homeowners who owe more than \$2,000 plus interest in HOA dues. Options for putting liens on homes was discussed. John suggested including a paragraph that listed what the dues go towards in the annual dues notice. The board will work on a letter to highlight operating costs that the HOA dues cover.

The board approved the food trucks again this year. Allen Vaughn will begin planning food trucks for the summer. The annual neighborhood garage sale will be June 1-3, 2023. Judy will make the arrangements for the garage sale again.

There was a discussion on one additional signage for entering into the neighborhood.

Meeting adjourned at 7:45 pm.

Submitted by,
Judy Sinner