



Wilderness Ridge Homeowners Association, Inc.

Board of Directors

July 1, 2014, Board Meeting
7:00 pm, Dave Hillman Home

Attending: Rennie Walt Dave Hillman Chuck Greenway
 Gary Pryor Steve Gealy Anne Perlman Brad Bailey

Rennie Walt called the meeting to order at 7:00 pm. The minutes from the April 8, 2014, Board meeting were read and approved.

New Business:

Rennie reported that the annual insurance premium from State Farm for the HOA property insurance, general liability and Board of Director liability would increase significantly for the up-coming renewal period. After contacting several insurance carriers for quotes, American Family was selected as the new carrier.

Brad Bailey reported that street repair is underway and is on schedule. Brad is awaiting new bids for the future street re-surfacing per the Board request in the April meeting. The existing bids on file are outdated and the Board needs current bids to ensure that adequate funds will be available when the re-surfacing project begins. Brad also reported that all street signs that were damaged in the spring storms have been replaced.

Anne Perlman has been invited and has accepted to act as an advisor to the HOA Board. Anne has been very instrumental in organizing and administering the Wilderness Ridge Alert Program that has proved to be extremely successful. Anne will be working closely with Suzi Velinsky, the HOA Webmaster, to synchronize email data bases.

Dave Hillman reported that approximately 80% of Wilderness Ridge residents are signed up to receive the newsletter and any alerts via email. Dave also reminded the Board of the 2014 Annual Meeting date of **Tuesday, November 18th**, at the Lodge.

The Board discussed in detail a complaint that was received regarding a resident that is not maintaining their property and a possible health issue with standing water on their swimming pool cover that has collapsed. It was decided that the Board will send a letter to the resident asking that the issue be corrected.

-Chuck Greenway presented the 2nd quarter financials through May, 2014. Steve Gealy made a motion the financial report be accepted. Rennie Walt seconded and the motion was approved.

Next regular meeting is on **Tuesday, October 28th, 2014, at Brad Bailey's home @ 7:00 pm**