



Wilderness Ridge Homeowners Association, Inc.

Board of Directors

July 28, 2015, Board Meeting

7:00 pm, Chuck Greenway Home

Attending: Rennie Walt Chuck Greenway Anne Pearlman
 Steve Gealy Brad Bailey Chris Murray (Special guest)

Absent:

Rennie Walt called the meeting to order at 7:00 pm. The minutes from the April 28th, 2015 Board meeting were read and approved.

New Business:

Chris Murray, general manager of Wilderness Ridge attended our meeting as a special guest. We explained what our responsibilities and roles were as the HOA board. We introduced him to the HOA website which he learned has a link to the Lodge website. Chris provided a short history of his experience and indicated he liked being in Lincoln.

He discussed the evolution of Wilderness Ridge, its many challenges and the direction its going. He said he would like all HOA correspondence to go through him. We asked about a pool and it appears that won't be happening in the near future. We asked about stop signs on the cart paths where they cross streets and Chris said we should see them soon.

Chris also said they plan on providing material for the quarterly magazine and participating in the association annual meeting in November.

Rennie reported that with the hail damage in June, the number of roofers in the neighborhood resulted in numerous yard signs. It was brought to our attention that the Covenants are clear and state the only yard signs can be a "For Sale" sign for the lot or home. As a result, we now realize we need to do a better job of communicating these types of things to the members.

With the resignation of Gary Pryor from the Board in April, we were looking for a replacement. Steve Gealy recommended Jeanelle Lust and she was offered the position on the Board and as Secretary and she accepted. The Board voted 4-0 to add Jeanelle.

Chuck Greenway presented the financials through 6-30-2015. We are on budget and there were no surprises. There were three members whose dues were past due and liens have been filed on their property.

Brad Bailey reported any significant street work should not be necessary this year. There are only one or two bad places but having those repaired by themselves isn't feasible. Brad also said the damaged street light poles and footings will be removed soon.

The meeting adjourned at 8:50 p.m.

Rennie will notify Board members of the date, time and place of the October, 2015, meeting.