

WILDEWOOD OWNER'S ASSOCIATION

P. O. BOX 415

CHANDLER, TEXAS 75758

April 4, 2024 Minutes

Minutes for April 4, 2024 Board Meeting 7:00 PM Wildewood Community Center

Directors Present –Teri Dickinson, Jamie Piersol, Jaz Barbosa, Debbie Martin, Lisa Epperson. A quorum was established with 5 directors of 7.

Minutes from March 14, 2024, Board Meeting were accepted by the board. Motion to approve was made by Jamie Piersol, seconded by Lisa Epperson all in favor.

Financials from March 2024 were accepted by the board. Motion to approve was made Debbie Martin seconded by Jamie Piersol all in favor.

There was a motion to approve the use of an electronic voting system for the Annual Membership Meeting to be held on June 1, 2024. Motion to approve was made by Teri Dickinson, seconded by Lisa Epperson, all in favor.

A motion was made to approve the bid by East Texas Quality Painting (Mario Bouleres) to paint the bathrooms, hall, kitchen and main room of the Community Center including repairing and painting the ceiling, replacing a broken toilet in the men's bathroom and laying vinyl flooring in hall and bathroom for a maximum of \$4,000. Motion made by Debbie Martin, seconded by Jaz Barbosa, all in favor.

A motion was made to update the Wildewood Rules as follows with regards to pool and boat ramp. (New wording in *italics*). Motion made by Jamie Piersol, seconded by Debbie Martin, all in favor.

The pool is available to all members in good standing, their guests, and authorized tenants and their guests. *Wildewood property owners, (including their families and their authorized tenants) who are not in good standing may not be guests of another Wildewood property owner, (including their families and their tenants). All Wildewood property owners, (including their families and their tenants) must use a key issued to their household.*

The boat ramp and fishing pier are available to all members in good standing, their guests and authorized tenants and their guests. *Wildewood property owners, (including their families and their authorized tenants) who are not in good standing may not be guests of another Wildewood property owner, (including their families and their tenants). All Wildewood property owners, (including their families and their tenants) must use a key issued to their household.*

A motion was made to reimburse Jack Downing for pool chemicals, 40 lb. chlorine tablets x 2, \$431.96, 50 lbs. shock \$281.87 = \$713.83. Motion was made by Jamie Piersol, seconded by Lisa Epperson, all in favor.

A motion was made to schedule the Annual Membership Meeting for 11:00 AM on June 1, 2024, at the Wildewood Community Center. Motion made by Lisa Epperson, seconded by Jamie Piersol, all in favor.

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A motion was made to appoint a nominating committee consisting of Lisa Epperson (board member), and Lorrie Anderle and Chris Higginson (property owners). Motion made by Debbie Martin, seconded by Jaz Barbosa, all in favor.

Motion to select Joey Ridgle Septic as the contractor for the 30-yard dumpsters for cleanup day. Dumpsters to be delivered and picked up for \$674.69 each. To be delivered Friday May 17 and picked up Saturday, May 18, 2024. Cleanup to be open from 8 AM until 1 PM. Motion made by Jaz Barbosa, seconded by Debbie Martin, all in favor.

Motion was made to pay the Directors and Officers insurance premium in the amount of \$5291. Motion made by Debbie Martin, seconded by Jamie Pierson, all in favor.

Motion made to select Cailin Morron as the contractor to close the pool in the evenings and perform housekeeping Tuesday-Saturday during pool season for \$20/day. Motion made by Jamie Piersol, seconded by Lisa Epperson, all in favor.

Motion to have septic tanks at pool pumped by Jeff's Septic prior to pool open. Motion made by Jamie Piersol, seconded by Debbie Martin, all in favor.

Motion to adjourn was made by Jamie Piersol seconded by Debbie Martin, all in favor.

Adjourn 8:15 PM.