

Saddle Ridge Association, Ltd
Agenda Monday, May 19, 2025 6:00 p.m.
Bethlehem Lutheran Church
Hwy. 33, Portage WI 53901

- Call meeting to order 6:00 p.m. - Dennis Allen
- Board members present/absent: Present - Dennis Allen, John Denhartigh, Shelley Drescher, Joy Smith
- Introduction of guests: Judy Allen-822, Larry and Wendy Schlosser-821, Barbie Neumann-824, Bill Henley-1148, Margaret McWilliams-1144, Eric and Mary Soderlund-920, Dave Ditter-1150, Maureen McCluskey-780, Fritz Meierdirk-1118, Barb Tetzlaff-1140
- Secretary's minutes - Shelley Drescher -April 21, 2025. Motion to approve: John Denhartigh first motion to approve; Joy Smith seconds the motion to approve. Call for Vote - All Board members approve
- Treasurer's report - Joy Smith - Motion to approve; Shelley Drescher first motion to approve; John Denhartigh seconds the motion to approve. Call for Vote - All Board members approve

Old Business:

- Sewer back-up on 4/24/25 unit 886 - damage - scheduled repair to sewer line within the next couple of weeks. The plumber will change piping into holding tank before pump chamber
- New roofs scheduled for 5/27-6/6
- Power washing currently in the 700's. An additional 12 or so will be completed once they've finished in the 700's.

New Business:

- Driveway replacements discussion - Shelley currently working with two contractors to review driveways. Their estimates will be submitted by early next week and all Board members will review to make a final decision on which contractor and which driveways to be replaced or resealed.
- Siding replacements discussion - John Denhartigh will be contacting an independent contractor to review which units are in need for replacement. Once the units have been identified we will be looking for contractor bids.
- Dead oak trees units 1063-1066 - We are in the process of getting three bids to have the 2 or 3 dead trees removed. There may also be a couple more that will need to be removed.
- New electric line for sewer pump 5 completed - Two bids were submitted for the repair. One was for \$6,000 and the other was \$3,000. Obviously they went with the \$3,000 and the repair has been completed.
- New board member information and discussion - Barb Tezlaff had submitted a letter of interest for the open position on the SRA Board. John Denhartigh first motion to approve; Shelley Drescher seconds the motion to approve. Call for Vote - All Board members approve. Barb shared her background with the guests in attendance. Welcome Barb!
- Unit 821 Larry Schlosser - mailbox - Larry and Wendy requested a replacement mailbox. They shared with the Board as to why they needed a replacement. After a lengthy discussion, it was decided that they will receive a refurbished larger mailbox at no charge.

- Marina update - Last month Tom Benson notified the Board in writing that this will be his last season as Saddle Ridge Marina President. This will also be the last season for his wife Janice. Tom and Janice have done a wonderful job in making endless improvements to the Marina Park. They are looking for a replacement who Tom is willing to work with to make the transition a seamless process.

Margaret McWilliams has offered to work with Janice and Tom to put together a description of the duties regarding the many facets of the Marina. John Denhartigh will pass Margaret's contact information to Tom and Janice and John offered to be the liaison between SRM and SRA.

- Reminder testing of water valves this week - All residents received notification that the testing of water valves will be taking place this week.
- Rules and Regulations revisions discussion - **#21 Golf Carts**
"Golf carts are not to be stored for the winter on common or limited common areas." This has been in the Rules and Regulations but it has not been enforced. Due to several complaints the SRA Board will be enforcing it this winter. First time will be a warning notice and Second time will result in a fine.

26. PORCHES: Porch areas visible to the public or other units must be maintained in a neat and orderly fashion. Do not use it as a storage area. This includes decks. First time will be a warning notice and Second time will result in a fine.

32. ENFORCEMENT #2: Homeowners that are behind in their fees, such as HOA and Warnings, will lose privileges to the Marina until such fees are paid and the homeowner is in good standing for 60 days. This will be enforced since we keep track of who goes in and out of Marina. If you are caught going in and abusing your privileges, you will be

charged another fee of \$25 for each time of abuse. Abusing this privilege could result in deactivation of your FOB.

- Other Business by Association Members -
 - Dave Ditter submitted a diagram for stone pavements to park his golf cart. When his driveway is replaced he requested to have an extension added and the stone pavements will be removed. This extension will be at his expense.
 - True Green will be here on Thursday June 5 or Friday, June 6th

Meeting adjourned 7:33 p.m

Future 2025 SRA Board Meetings:

All meetings will be held at 6:00 p.m. at the Bethlehem Lutheran Church

June 16, 2025

July 21, 2025

August 18, 2025

September 22, 2025 - **Annual Meeting**

October 20, 2025

November 2025 - No Meeting

December 2025 - No Meeting