

Saddle Ridge Estates Association, LTD

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BOARD OF DIRECTORS MEETING

March 13, 2018

Portage Public Library

Directors Present - Margie Druce, Mari Guckenberger, Gary Herwig, Debbie Holland, Winnie Schumann, Vicki Vogts

Director Not Present - Mark Mostrom

Guests Presents - Randy Froehlich (U313), Robert & Marion Beahm (U307)

CALL TO ORDER & CERTIFY QUORUM:

Schumann called meeting to order at 4:33 pm. She certifies that a quorum is present and the Agenda was posted in accordance with Wisconsin Statutes.

MINUTES

Vogts distributed the November 21, 2017, meeting minutes - Druce motioned to approve, Herwig second, and all voted to approve.

DIRECTOR UPDATES

Roads:

Mostrom will need to get ahold of the snow plowing company regarding cleaning up the remaining sand/salt on the roadways. We received a work order from U605 who wants their driveway replaced due to be hazardous due to sunken areas that accumulated water.

Water & Sewer:

Druce reported that most of the valves were exercised; a couple valves were not located due to snow and will be exercised this spring. Fire hydrants are in good condition.

Grounds:

Guckenberger reported that Karl will obtain black edging at his cost to use to fill in the space between the bottom of the mailboxes and the ground. The board agreed to using the edging and rock to finish out the mailboxes (half circle of edging and fill with rock).

The 20 mph signs and dog waste pick-up signs have been ordered. Yield sign will be installed at the intersection of Saddle Ridge East and Saddle Ridge West - blind corner. Guckenberger will ask Joe Duessler where the old street name signs are located.

Regarding dog owners not picking up waste, SREA will send a warning letter to the dog owner, if not taken care of in 48 hours, a \$50 fine will be given to the owner. U204 and U211 have dead grass in the common area from their dogs. U204 has had loud music and barking dog complaints - a letter from the SREA was mailed on March 12 to owner. Guckenberger will talk to U211 owner regarding excessive junk on concrete patio and dead grass from large dogs.

Karl has stated that nothing can be in the lawn to interfere with lawn mowers (e.g., bird feeders, lawn ornaments, etc.). If owners do any yard work, the leaves, grass, or branches should be piled at the curb (not be put into plastic bags). U313 and U312 has a large pile of pine debris and branches that Karl will pick up. The rock wall behind U307 will be completed by Prairie Construction. Residents may trade in their green waste containers if it's too small or too large. Tru Green will be doing their first weed & feed application on May 14 with a rain date of May 21. The new sod and newly-seeded lawns in Court 3 will not be done yet. Shrubs will be replaced on the U628 and U630 retaining wall.

Guckenberger will ask Davis Construction if they cleaned out the Court 4 drainage ditch. Davis will do grading the undeveloped lots in Court 3. The blue duplex has drainage problems on the concrete patio (water standing). Prairie Construction is responsible for the stormwater run-off from the new lots.

A letter to owners regarding spring items will be sent out with the calendar that Guckenberger created listing important dates will be sent out by April 1. The current month's calendar will be posted at the well house.

Buildings:

Herwig reported that U408 was leaking water into U405 - three pin holes in copper pipe - \$2,500 to repair. Logan Myers will be replacing the siding on U6020 once the weather warms up. U402 has standing water/ice on its sidewalk around the garage - lawn will be recontoured to alleviate the issue. Herwig will obtain bids for steel and asphalt roofing so the board can decide which way to go on future roofing projects.. Trees in space between Units 203/204 and the garage need to be removed. Tree by U617 will be trimmed.

Secretary:

Vogts shared a spreadsheet to all board members listing all SREA unit owners, owner mailing address, phone number, fireplace inspection info, etc. It was agreed that the president will post the meeting agenda at the well house and the secretary will notify the Deer Tales editor and SREA website manager of future meeting dates as well as send all approved minutes to the SREA website manager.

Treasurer:

Holland has the treasurer info organized to be more functioning and QuickBooks will hold financial information. Vendors will need to give SREA a bill and we will pay it as soon as possible - no more wanting a check upon completion of work.

OLD BUSINESS

Powerwashing the Units on Three-Year Cycle:

Guckenberger received an \$85,000 estimate for powerwashing siding and roofs of black and green mold including rinsing the windows (\$300 per unit). A third of the units would be done each year over three years. Guckenberger will counter bid for \$250 per unit, no roofs, and not paying Iowa sales tax. Same company charged us \$300 last summer.

Other Old Business:

Schumann asked Vogts to attach Kirk's agreement as an Addendum to the SREA condo documents, update website, copy to other associations, and mail to all owners with the "spring letter".

A letter from the board was provided to the Town of Pacific that we approve a live band performing at Johnny B's on Saturday, May 19. There will also be a live band there on September 8.

NEW BUSINESS

U402 Adding Stall to Detached Garage:

New owner of U402 would like to add an addition to their detached garage. Owner will need to come to the board with architecture plan on building, utilities, etc. so the board can consider it.

ADJOURNMENT

Next meeting will be on Tuesday, April 10, 2018, starting at 4:30 pm, at Portage Public Library. Herwig motioned to adjourn meeting at 6:39 pm, Guckenberger second the motion, and all voted to approve.

Respectfully Submitted,

Vicki Vogts
SREA Secretary