

Date: January 13, 2026

Location: Wasco McDonalds

Attendees: Woody Wolff, Terri Jacobsen, Laurie DeMeyer, Garrett Seaman, Matt Moldovan, Ryan Ray

The meeting was called to order at 7:09pm. Meeting adjourned at 8:06pm

Meeting Minutes from December 2, 2025 were approved.

Finances:

- Terri went thru the end of year finances and addressed questions. The 2026 Proposed Budget was reviewed.

Ice Skating:

- The letter regarding skating on the ponds was approved by the current board and it was discussed with the new board member present. No objection was raised, therefore the letter will be distributed.

Election Results:

- The ballots were opened and recorded. Michael Bettini had 34 votes; Jason Underkofler had 31 votes; Matt Moldovan had 20 votes, Woody Wolff had 19 votes, Hintz had 17 votes. All new board members were provided a packet of information related to the association for review which included a member list, covenants, financial data, capital project list since 2022, the landscaping contract, and a document detailing board administration information.

ARC Update:

- Laurie provided an update on the ARC efforts. Five homes are under construction. The owner of the black and white house on Ellis Johnson said it will be completed in March 2026. Owners of the new home on Blue Lake plan to move in early this year. The other three homes on Ellis Johnson are moving along well. The owners of Lot 6 on Old LaFox plan to start building in 2026. A pool was approved for Mueller's on Settlement drive.

The farm land behind the homes on Ellis Johnson has been sold. We were told the new owners plan to build a house on it and maybe will have horses. Questions were raised about the easement between the homes on Ellis Johnson and if there were restrictions on whether it could be paved. Jerry Braur was contacted and said there were no restrictions regarding that easement in regards to paving.

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