

Wedgewood Estates Property Owner's Association

Jared Sigwarth, President
Scott Steiner, Vice President
Mike Donohue, Treasurer
Steve Thompson, Secretary

Paul Dettmann, Board
Ben Roush, Board
Michele Engelken, Board
Jeff Stahl, Board
Pete Soraparu, Board

2013 President's Report

Dear Wedgewood Estates Property Owners,

It has been my pleasure to serve for the past several years as your President. First, I want to thank all of the volunteer Board Members for their ongoing service, we have a great group of board members and their contributions to our association and the Asbury community are much appreciated. Special thanks to Ron Stark, who has been a liaison between the Condominium Association and the Wedgewood Estates Board; and has been very helpful in improving the communication between the two related organizations.

Lots of exciting things happening in our neighborhood, starting with lots of new neighbors. Our Welcoming committee continues to actively reach out to new residents with a welcome letter, a personal visit whenever possible, a small gift (\$10 gift card from Steve's ACE Hardware) and direction to our web-site at www.wedgewoodestates.org to register for the e-mail distribution list (*very important as we send all Wedgewood related communication by e-mail; it is a private e-mail list that is not shared with 3rd parties and is used for Wedgewood-related communications only*). Thank you to Michele Engelken and Suzanne Bernardi for heading up the Welcoming Committee!!

I have continued to try and communicate ongoing developments from your Board, in the form of Quarterly Updates that are distributed by e-mail. As a reminder, all of our board meetings are open to any resident; dates are always posted on our web-site as well as past meeting minutes (big thanks to Rich Theobald for keeping our web-site updated). For your Board to be as effective as possible, it is important to receive feedback from Wedgewood residents - with your input and involvement, the board will make better and more informed decisions on your behalf.

Capital Projects: as part of the Annual Meeting agenda we will report out on the progress of past/ongoing capital projects as well as introduce the (2) capital projects that are to be voted on tonight. As a group of 131 voting residents, we have the ability to embark on some great projects and share the cost at a very nominal amount to each resident. We are always looking for ideas or suggestions for future projects that would improve the quality of life in Wedgewood Estates. The Boards focus will continue to be on improving the trails, pond and common areas throughout Wedgewood Estates.

In closing, wanted to relay a few 'public service announcements' regarding safety in Wedgewood Estates, as well as common covenant violation reminders:

Health & Safety:

- Speed is our #1 concern here, just a reminder to all residents, guests and children to watch your speed and make a point of emphasis with guests, your children (and the UPS/Fed Ex drivers!!)
- Visibility: with shorter and shorter days, wanted to encourage our walkers/runners to wear reflective clothing of some kind to prevent the possibility of accidents, appears there may have been a couple of 'close calls'
- Dog S#@ - please clean up after your pets!! Also, just a reminder that dogs must be on a leash or in a yard with invisible fencing, this is a common complaint of concerned parents and neighbors.

Covenant / City Ordinance Issues:

- The #1 covenant violation/issue relates to the parking of trailers, campers and/or vehicles in driveways for extended periods of time. This is governed both by City of Asbury ordinance as well as our Protective Covenants. Please, be a good neighbor and restrict parking of trailers, etc. to very short periods of time.
- Road Stakes: are to be used only from 11/1 through 3/1; or on a short-term basis (*defined as 24 hrs before/after events such as a graduation party, garage sale, etc*)
- New Construction/Landscape Projects: reminder that any new construction and or landscape projects must be approved by the Architectural Review Committee. We have a three person committee consisting of myself, Mike Donohue and Pete Soraparau that reviews all proposed projects that our covenants may pertain to. This would include projects such as additions, pools, hardscape landscaping projects, significant plantings and of course new construction. Our covenants are always available on our web-site (www.wedgewoodestates.org) - feel free to reach out to any of the ARC members with questions or proposed projects for approval.
- *Reminder: the Board is not an inspection or enforcement entity; we respond to questions or complaints regarding potential covenant violations and are committed to responding after review of each situation as it relates to our protective covenants. Many issues are more appropriately governed by the City of Asbury vs. our Covenants; the Board has developed a more consistent covenant response protocol that we will be using on a 'go forward' basis.*

Any feedback, capital ideas, suggestions or recommendations?? Please share with any Board member or with me at jtsigwarth@gmail.com. Thank you!!

Sincerely,

Jared Sigwarth
Wedgewood Estates Property Owner's Association Board President
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