

Wedgewood Estates Property Owners Association
September 18, 2025 at 6:30 p.m. Meadows Clubhouse

Item:	Action Requested:	Presented By:
1. Call to Order <i>Meeting called to order 6:30 pm.</i> <i>Present: Sigwarth, Clarke, Even, Hawkins, Kumor, Livermore, Monroe</i> <i>Absent: Leonard (arrived 6:35); Offerman</i> <i>Guest: Rick Lorenzen (arrived 7:19pm)</i>		Sigwarth
2. Review Minutes-Board Meeting (7-17-25) <i>M/S to approve - Even/Hawkins, all ayes</i>	Action Required	Sigwarth
3. Financial Report		
• Financial Statement-July/August <i>July & August statements reviewed. M/S to approve - Hawkins/Even, all ayes</i>	Action Required	Sigwarth/Monroe
• Assessment Update (2024 & 2025) <i>2025 - 134/138 rec'd (generally same list as 2024)</i> <i>2024 - 133/138 rec'd</i>	Discussion	Sigwarth/Monroe
• 2026 Budget - Draft <i>Sigwarth presented Draft 1 of budget. Similar to 2025, key changes:</i>	Discussion	Sigwarth
• <i>Website hosting expected to have slightly higher annual costs.</i>		
• <i>Continued ongoing maintenance expenses for greenspace (Front entry way signs, Doral parking lot & bench areas).</i>		
• <i>More info/updates at next meeting for board approval.</i>		
• <i>Discussed putting more in budget for block party (\$500 vs \$250).</i>		
• <i>Discussed raising assessment from \$120 to \$150 for increased funding for future trail project(s).</i>		
4. Committee / Project Updates		
• Architectural Review Committee <i>1 Project reviewed (Turner, 2198 Wedgewood); add storm door to front of home - approved.</i>	Discussion	Sigwarth
• Welcoming Committee <i>Discussed/identified (3) new residents; Sigwarth to make certain Burgess is aware for welcoming committee.</i>	Discussion	Sigwarth/Burgess
• Covenant Compliance Committee --follow-up on previous notices --new violation(s) <i>Minivan on Palmer still there. Sigwarth will start the process of communicating with the owner about the city ordinance. Some landscaping areas on some properties need some attention.</i>	Discussion	Hawkins

5. Liaison Updates

- City of Asbury Discussion Sigwarth
Discussed (3) open City Council positions at this next election, no Wedgewood residents are running for City Council seats. Would love to have a Wedgewood Estates representative on City Council, Board needs to continue to build/maintain relationship with City Staff and Council.
- Wedgewood Preserve/Park Board Discussion Sigwarth
*Not much movement on easements for trail from Arrowhead.
Further discussed paving some length of trailheads that seem like they are going through yards (seek approval at Annual Meeting?)
Discussed greenspace maintenance concerns & possibility of expressing these to the City (woody bush invasion). Discussed having Wagner help us maintain the bench area plants. Wagner is going to work to thin them out as part of budgeted amounts. Question if there is a dead tree on corner of Doral parking lot - Sigwarth will check.*

6. New Business

- New Website Discussion Sigwarth
*Reviewed draft of new website, positive reviews. Several suggestions made RE: summary language, idea to have Venmo info & other info to pay assessment on site.
Discussed ongoing site management, Hawkins/Leonard willing to help maintain the website along with Sigwarth*
- Annual Meeting - Capital Project Ideas Discussion Sigwarth
Give some more thought to surface improvements near trailhead & using greenspace funds. Requested Hawkins come up with language, concept, etc. if city project goes ahead. Finalize thoughts at October Board mtg.
- Nominating Committee Discussion Leonard
*-seek commitment from 2025 Board Member expirations (Hawkins, Leonard, Offerman)
Discussed coming up with some people to consider getting on the board to fill vacancy from Clarke. (2) resident names shared.*

7. Old Business

- Block Party (8/23/25) Discussion Leonard
Great party! Good energy & the new ideas worked to increase participation and motivate people to stay longer.
- Covenant Review Process
No Report (old business)

8. Other Business

- Condo Association Liaison Discussion Lorenzen/Even
Lorenzen provided updates after recent Condo Association annual meeting. Rick Lorenzen elected as President for 3 more years. Meeting was quiet overall. Insurance issues have been resolved. Working on plans for roof replacements as an association.
- Resident Input Discussion Sigwarth
None

9. Adjournment

- Action Required Sigwarth
M/S to adjourn - Hawkins/Even, all ayes Adjourned 7:44 pm

NEXT MEETING - Board Meeting: Thursday, October 2nd @6:30 (Meadows Clubhouse)

ANNUAL MEETING: Wednesday, November 12th @7:00 (Meadows Lower Level)