

# Wedgewood Estates Property Owners Association

January 15, 2026 at 6:30 p.m. Meadows Clubhouse

---

| Item:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | Action Requested: | Presented By:    |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|------------------|
| 1. Call to Order<br><i>Meeting called to order at 6:34</i><br><i>Present: Sigwarth; Leonard; Kumor; Gartner; Even (via Teams)</i><br><i>Absent: Livermore; Hawkins; Offerman (arrived 6:41); Monroe (arrived 6:50)</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                   | Sigwarth         |
| 2. Review Minutes-Board Meeting (12-4-25)<br><i>M/S to approve Gartner/Offerman - all ayes</i>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Action Required   | Sigwarth         |
| 3. Financial Report                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                   |                  |
| <ul style="list-style-type: none"> <li>Financial Statement-December<br/><i>M/S to approve Leonard/Even - all ayes</i><br/><i>Sigwarth asked Monroe to reach out to noon optimist (flags) about missing flat West of Wedgewood Dr.</i></li> <li>2026 Assessment Collection<br/><i>Monroe reported that we have received 84/138 Assessments to-date, similar pace as last year. Several open assessments yet from 2025 that Sigwarth will follow-up on along with the 2026 assessments due.</i></li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Action Required   | Monroe/Sigwarth  |
| 4. Committee / Project Updates                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                   |                  |
| <ul style="list-style-type: none"> <li>Architectural Review Committee<br/><i>ARC has received (1) new project request, in Q&amp;A phase and ARC has not yet approved.</i></li> <li>Welcoming Committee<br/><i>No new residents identified that need to be welcomed</i></li> <li>Covenant Compliance Committee<br/>--follow-up on previous notices<br/>--new violation(s)<br/><i>Further discussion regarding long-term parking in driveway stub off Palmer Dr. Sigwarth may contact resident(s) and/or reach out to Attorney for interpretation of covenants in this matter.</i><br/><i>In late 2025 we were advised that our current law firm (Fuerste Carew) was closing and that our current attorney, Stephen Alt, is transitioning to Clemens, Walters, Conlon, Runde and Hiatt. Sigwarth advised Board of this and sought feedback from Board if any concerns with maintaining our relationship with Stephan Alt at this new law firm or proposed alternative suggestions. No concerns were expressed, Board consensus to continue the relationship with Stephan Alt.</i></li> </ul> | Discussion        | Sigwarth         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                   | Sigwarth         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                   | Hawkins          |
| 5. Liaison Updates                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                   |                  |
| <ul style="list-style-type: none"> <li>City of Asbury<br/><i>Sigwarth recapped discussion with City of Asbury regarding West Trail project (connection to Arrowhead) - also sent detailed email to board with notes from discussion. Ongoing work by City to obtain easement(s), perform necessary environmental study, etc. This work will be conducted in 2026, if able to proceed, not likely until 2027.</i></li> <li>Wedgewood Preserve/Park Board<br/><i>Ongoing discussion with City regarding maintenance activities, focus on woody bush growth and invasive species, plan to meet with City and their contractor this Spring.</i></li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                     | Discussion        | Sigwarth/Hawkins |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                   | Sigwarth         |

6. New Business

- Select Spring Clean-Up Date                      Discussion                      Sigwarth  
--3/28, 4/4 (Easter Weekend) or 4/11?

***Discussed viable date options, Spring Break conflicts, etc. Decision made to hold the Spring clean-up on 4/4 (Saturday)***

7. Old Business

- Board Meeting - 2026 Schedule
- Officer Appointment
- Finalize Website

8. Other Business

- Condo Association Liaison                      Discussion                      Lorenzen/Even  
***No Updates provided***

- Resident Input                      Discussion                      Sigwarth  
***No residents present, but Sigwarth shared a concern expressed about a resident with a corner lot experiencing drivers cutting the corner and driving on their yard. Sigwarth responded - not an Association or Covenant matter, but will look to remind/reinforce this in future member communication.***

***Kumor asked about any potential strategies to combat speeding, possible speed bumps? Sigwarth reported that this idea had been presented in the past to the City (our streets are City owned, we do not maintain and cannot install without their approval). They have no interest in this (cost and ongoing maintenance concerns). We had presented a capital project in the past to add radar speed signs, this was not approved. Several years ago we added (3) new speed limit signs and added dual speed limit signs to (2) of the signs. Will continue ongoing reinforcing with our email communications.***

- 9. Adjournment                      Action Required                      Sigwarth  
***M/S to Adjourn at 7:21 Kumor/Even, all ayes***

**NEXT MEETING - Board Meeting: Thursday, March 26<sup>th</sup> @6:30 (Meadows Clubhouse)**