

Board of Directors
Wildwood Highlands Landowners' Association
PO Box 87
Datil, NM 87821

Minutes of April 20, 2022

The Board of Directors of Wildwood Highlands Landowners' Association met at the home of President Rob Sanders on April 20, 2022. The meeting was called to order at 2:30 pm. In addition to President Sanders, Board Members Tracy Gandy and Kathy Kanely were present.

Minutes of the December 31, 2021 online meeting were previously approved online and posted on the website.

Kathy presented the current financial statement and noted there are 4 landowners who have not paid their annual assessment and 3 who did not pay their late fees. The report was approved.

Rob gave the road report. A road committee has been established consisting of Rob and landowner Chad Morrow. Rob and Chad have been working on some new signs for our subdivision to indicate there is no passage to Sugarloaf subdivision through Wildwood Highlands. The cost of the 3 signs would be approximately \$228.00 each plus installation costs of approximately \$80.00. Tracy moved to purchase and install the signs, Kathy seconded. The motion was approved. Rob will be contacting Coy Craig about grading our roads. Rob will approach Bob Cole, Board President of Wildwood subdivision for a cost sharing on gravel to be placed on the Wildwood portion of Agua Fria where the roadway is bad.

Old Business

Kathy presented 13 paid invoices from March 9, 2021 through January 15, 2022 that needed board approval:

- March 9, 2021 – check to Kathy Kanely for \$62.02 for printing and mailing of 2021 annual assessment notices and past due notices,
- April 13, 2021 – check to BLM Socorro Field Office for \$15.00 for use of Datil Well Campground for 2021 annual meting,
- May 6, 2021 – check to Coy Craig for \$7,025 for 9 loads of gravel and 13 hours of grader road maintenance,
- May 10, 2021 – check to Catron County Clerk for \$25.00 for lien filing on Lot 97 for non-payment of 2019, 2020, and 2021 annual assessments,
- May 13, 2021 – check to Coy Craig for \$1,600 for gravel, two belly dumps and one dump truckload,
- August 6, 2021 – check to Kathy Kanely for \$115.00 for annual meeting and balot printing plus reimbursement for lien release payment to Catron County Clerk for lien release on Lot 97,
- August 19, 2021 – check to Chad Morrow for \$150.00 for spreading of gravel on Apache Tear Trail and repair to Highland Trail,
- October 5, 2021 – check to Coy Craig for \$1,500 for road grading Agua Fria,
- October 26, 2021 - payment to Cincinnati Insurance Companies for \$795.00 for renewal of D & O liability policy,
- October 26, 2021 – check to USPO for \$84.00 for annual box rent,
- October 26, 2021 – check to Chad Morrow for \$175.00 for road repair to Highland Trail and Western View Drive,

- January 15, 2022 – check to Kathy Kanely for annual assessment notices printing and postage,
- January 15, 2022 – check to John Kell for \$132.00 for reimbursement of website hosting and domain registration fees for 2021 and 2022.

Tracy moved and Rob seconded to approve all invoices. The motion was approved.

A "Welcome Letter" that would go out to new landowners was proposed by Kathy. She will submit a proposed format at next meeting for the Board's approval.

Our website maps need updating as we have 20 new landowners since mid 2019. John Kell and Kathy have been discussing this item. Kathy will follow up with John on the status.

New Business

Kathy presented 3 invoices to be approved:

- The first to Kathy Kanely for \$89.14 for annual meeting notices, ballots, and postage,
- The second to BLM for \$15.00 for use of the Datil Well Campground for 2022 annual meeting,
- The third to Catron County Clerk for \$50.00 for liens to be filed on Lot 12 and Lot 69 for non-payment of 2021 and 2022 annual assessments.

Tracy moved to approve all three invoices and Rob seconded the motion. Invoices were approved for payment.

Rob noted that our neighbor association, Wildwood, is having several issues with covenant violations that have occurred over a number of years. He will stay on top of the issues and outcome.

Rob also brought to our attention paperwork all Board members will need to fill out and certify. He will send these out to all Board members for review and follow up.

Meeting was adjourned at 4:20 pm.

Respectfully submitted,

Kathy Kanely, Treasurer