

**Wilderness Trails HOA Monthly Board Meeting
7:00 P.M. December 8, 2014**

Attendees: Pat G, Wes C, Tracy W, Mike D, Jim G, Deborah W C

Jim called the meeting to order. Pat presented financial statements. Total cash on hand today, 12/8/2014, is \$167,472.46 including the reserve fund of \$25,000. Available less reserve is \$142,472.46. There is a lower water bill year to date this year than last since there was a water leak last year that we didn't have in this year. We have 53 property owners that are seriously delinquent.

Concerning the Castlewood Park: The fence on Greenbriar is just needing painted. The fence along Greenbriar was done by Aries Fence Co in 2005 from January through March for a total \$11,290. We plan to treat the exterior by power washing and painting. The wall was put in as planned.

In addition to the Greenbriar fence, the Castlewood Park building needs painting, the fence along Castlewood road needs replaced. The Applewood pool structure looks good but the original Formica countertops need replaced. The Applewood Pool bathrooms and office need painted inside. The Applewood Pool structure exterior needs painted around the outside only, not the section under the awning.

We need to get more bids on parts of the fence projects and we need to get some bids on replacing the Castlewood Park portion that runs from the restroom to the Castlewood street and then back down to the first house. To paint all metal fencing at Castlewood Park was estimated at \$2000.

The old pool equipment in the far left room as you enter Castlewood Park needs to be discarded as it has no value per the Pool Maintenance Contractor.

Jim is going to replace deteriorating flags at entrances.

The Applewood Park parking area needs power washing and the play equipment swing seats and chains need replaced. We need to replace a missing tree.

October board meeting minutes were approved.

Annual Meeting agenda: Financials, explanation that keys to pool and park are changed each year and those who pay dues receive a key to get you into either, improvements we have done ceiling fans replaced at the pool, committee member reports, tell the attendees to call Rene' Ybarra about uneven sidewalks to get the city to replace.

Jim submitted the final report of expense total for the remodel of the Castlewood Park bathroom of \$5850. Wes motioned and Deborah seconded to get Jim reimbursed for this cost and the motion passed unanimously.

Wes to ask the Play Mart playground equipment installer about annual maintenance, such as tightening. A question was raised about a drainage system for the playground fall zone. We need to know how deep the fall zone material will be, environmental impact/friendliness, and the toxicity of fall zone material if swallowed. Quotes from three companies are required. Size of the playground structure proposed by the Play Mart representative is good. What is the perimeter material? Pat will ask How much insurance should a school or homeowners association have.