

WILDERNESS LAKE PRESERVE HOA

Tuesday, October 20, 2009

Minutes of the Board of Directors Special Meeting
BUDGET WORKSHOP

The Special Meeting of the Board of Directors Budget Workshop for the Wilderness Lake Preserve HOA was held Tuesday, October 20, 2009 at 5:30 p.m. at the Wilderness Lake Lodge, located at 21320 Wilderness Lake Boulevard, Land O' Lakes, FL 34637.

I. CALL TO ORDER:

Linda Helmtoller called the Meeting of the Board of Directors of the Wilderness Lake Preserve HOA to order on Tuesday, October 20, 2009 at 5:34 p.m.

II. ROLL CALL:

Board Members Present and Constituting a Quorum:

| | |
|---------------------|----------------|
| Linda Helmtoller | President |
| Allen Senel | Vice-President |
| Kathleen Patterson | Treasurer |
| Margarida Wainraich | Secretary |
| R. Scott Diver | |

III. NOTICE OF THE MEETING POSTED VIA MARQUEE SIGN:

Linda Helmtoller noted that the meeting notice was posted at both entrances of the community, e-blasts, Natures News and website. Confirmed by Allen Senel.

IV. NEW BUSINESS:

- A. PROPOSED BUDGET:** 2010 budget discussion began. Lindell will be charged as 15 residents there fore we will have a total of 963 homeowners. Master is short of funds. An expense of \$2, 400 was charged for force mows. Allen Senel spoke about what he had learned about force mowing at the PACA meeting. He said the county will force mow if the lawn is over 12 inches at a cost to the homeowner of \$500.00 each time they mow. Since this amount has already been expensed, Linda recommends applying that expense to the website. Discussion ensued on adjusting the proposed budget. Linda is uncertain wether Nature Ridge and Lakewood Retreat share an electric meter. Natures Ridge has a higher bill than Deerfields while Lakewood Retreat has none. This matter needs to be researched further.

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|---------------------|-----------------------------------|-------------------|
| MOTION TO: | Accept proposed budget | |
| Community | Annual Total | Dues Total |
| Master | 127,669.00 | 132.57 Annually |
| Deerfield's | 192,239.00 | 174.13 Monthly |
| Water's Edge | 25,769.00 | 161.06 Quarterly |
| Nature's Ridge | 13,216.00 | 122.37 Monthly |
| Lakewood Retreat | 14,224.00 | 98.78 Quarterly |
| MADE BY: | Linda Helmtoller | |
| SECONDED BY: | Allen Senel | |
| DISCUSSION: | None | |
| RESULT: | Called to Vote: 5/0 motion PASSED | |

B. BOARD POSITION STILL OPEN

V. RESIDENT INPUT ON AGENDA ITEMS:

Several residents stated that it is important that we continue maintaining our own website and that the board should consider looking for another management company.

VI. ADJOURNMENT

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|---------------------|-----------------------------------|
| MOTION TO: | Adjourn meeting at 6:16pm |
| MADE BY: | Margarida Wainraich |
| SECONDED BY: | Kathleen Patterson |
| DISCUSSION: | None |
| RESULT: | Called to Vote: 5/0 motion PASSED |

These minutes were done in summary format.

Meeting minutes were approved at a meeting by vote of the HOA Board at a publicly noticed meeting held on

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Attested by: Margarida Wainraich, Secretary