

**WANDERMERE ESTATES
HOMEOWNERS ASSOCIATION
Board of Directors Meeting**

October 31, 2025
Zoom Meeting

Board Attendees:

Chris Daniewicz, President
Gary Turner, Vice President
Bonnie Aargard, Treasurer
Jean Laufer, Secretary
Denny Denholm, Member at Large

Sentry Management Attendee:

Brandi Bdrevs

Meeting called to order at 10:00 AM

This meeting was held for the ratification of the Wandermere Estates 2026 Budget. Chris opened the meeting for any questions regarding the budget. As part of the budget for 2026, there will be a 5% increase in annual dues.

Denny motioned for the 2026 budget to be approved.

Bonnie seconded the motion.

All board members approved.

Other Business:

Gate entrance work slated to start the first week of November with pedestrian bridge to be rebuilt. Lighting will also be enhanced this year.

Owner's Forum:

Question was brought up regarding the reserve funding and status. Information was incomplete on the Budget document that was sent by Sentry to the membership. Upon further examination we are on track for the annual reserve contribution but unfortunately are not fully funded based on the recommendation put forth from our most recent reserve study. We budgeted \$80,000 to be funded in 2025 and also the same amount for 2026.

Meeting adjourned at 10:50 AM.

Gary approved motion with Chris seconding. All board members approved.