



WATERSONG ASSOCIATION, INC.
ANNUAL MEETING MINUTES
Wednesday, October 29, 2025 7:00pm
Maple Creek Middle School

PRESENT: Board members: John Bobilya, Ruth Richardson, Phil Fretz, Ron Neuenschwander and Jon Roemke Absent: Jan Kinane

CALL TO ORDER: at 7:02pm by John Bobilya

MINUTES: MOTION made by Ruth Richardson and 2nd by Ron Neuenschwander to waive reading of 2024 minutes. Passed unanimously **MOTION** made by Ruth Richardson and 2nd by Ron Neuenschwander to approve the 2024 Annual Meeting Minutes as written with no changes of the minutes Motion passed unanimously.

FINANCIALS: Phil Fretz, Treasurer reported:

- **Checking:** \$22,257.39 Balance as of 10/24/2025 in the Watersong 3RFCU Community Business checking account.
- **Reserve:** Charles Schwab CD as of 9/30/2025 \$18,020.95 (Trail repair monies)
- **Savings Acct:** Charles Schwab Money Market as of 10/21/2025: \$36,605.99
- **2025 P&L Budget vs Actual** was presented and discussed.
- **2026 Budget** was presented and discussed.
- **Annual Dues and fees for 2026 were presented as follows:**
 - a. **HOA Dues: \$539.17**...no change from 2025
 - b. **Villa Dues \$2,350**...a reduction of \$62 dollars from 2025
 - c. **Recycling Fees \$107.18**...an increase of \$29.18 from 2025
 - d. **Fountain Service (Pond A)** \$23.33...no change from 2025

Appointment of Board Members: John Bobilya reported Anna Wyss and Roxanne Sandul properly notified the Secretary they would like to run for the 2026 board. Ruth Richardson's current terms expire on 12/31/2025 Due to the board being at less than maximum capacity of 7 members, both were appointed to the WCA HOA Board for a term of 3 years (2026 thru 2028).

UNFINISHED BUSINESS:

- **Union Chapel Rd Trail:** John Bobilya reported all engineering work has been completed and will be split into two phases **(1)** Pufferbelly Trail to Coldwater Rd. and **(2)** Coldwater Rd/ to Auburn Rd. Bidding will start 10/25 for 2026 construction start. The website to check for future updates is: <https://fwtrails.org/our-work/our-trail-projects/#link-target20>
- **WCA Website** <https://watersongfw.org> David Culbertson, our Webmaster, has the website up to date. A calendar has been added to show recycle dates and other important events.

NEW BUSINESS:

- **No Solicitation** is missing and needs to be replaced.
- John Bobilya discussed the need for various Watersong committees and asked for volunteers, either as a Committee Chairperson or a Committee Member.

OPEN DISCUSSION: An open discussion was held, enabling members to clarify various items.

ADJOURNMENT:

- There being no further business, a **MOTION** to adjourn was made by Ruth Richardson, 2nd Lily Thalacker at 8:11 p. Motion passed unanimously.

Minutes submitted by Ruth Richardson, Watersong Secretary.