

Wiggins Bay Foundation, Inc.

Board Meeting Minutes

May 28th, 2026

Call to Order

The Board meeting of the Wiggins Bay Foundation, Inc. on Thursday, May 28th, 2026, held via zoom was called to order by Sue McGill at 10:31 am

Proof of Notice

The meeting notice was mailed and emailed to all owners as well as posted in a conspicuous location on the property more than 48 hours in advance of the meeting date in accordance with Section 720 of the Florida Statutes.

Establish a Quorum

Present:

Sue McGill, Vice President

Gina Chilcoat, Treasurer

Mike Snyder, Secretary

Gene DuAime, Director

Mike Dean, Manager

Meeting Minutes – The meeting minutes for the April, 23rd Board meeting was presented. Mike Snyder made a motion to approve the minutes as presented, Sue McGill seconded and the motion passed unanimously.

Treasurers Report – Gina Chilcoat gave the treasurers report. The current operating Centennial account balance is \$665,409.75. The CD for the operating account is \$250,875. The First Horizon Account is 308,231.38. Total of all accounts \$1,290,322.69.

We have 5 owners that are behind on their 2026 association dues.

Ginna Chilcoat made a motion to have the past due owners sent to the attorney for collections. Mike Snyder seconded the motion and the motion passed unanimously.

Managers' Report

Entrance sign – The sign at the corner of Gulf Harbor and Wiggins Pass road will be removed repainted and reinstalled in the bed centered to the corner of the two roads. This project has been in the works for

several months. All permits are finally in hand. They should have this work done before everyone comes back for the winter.

Survey Stakes – metal stakes will be installed where the wood stakes are currently installed.

No swimming signs – Princeton Place 5 requests that no swimming signs be installed around the pond. Signs will be in shortly and installed.

Collier County – replaced a yoke on a water line at one of the villas. They will be repairing the affected sod shortly.

Landscape – Working with Yellowstone to get numbers for new trees along horse creek. The flowers have been treated with fungicide and fertilizer. July is the next flower change out.

Area at Weir – We will have the weir cleaned out at the pond behind the clubhouse.

Storm Water – report was given by Sue McGill. Discussion was had about Management meeting with Earth view to be sure they understand which drains we want cleaned out and scoped on the next phase of the stormwater work.

Sue McGill made a motion to approve the expense of \$5,500 for Bonness to lift the manhole cover to road height. Mike Snyder seconded the motion and the motion passed unanimously.

Track 10 – Mike Snyder gave the report. Things moving along as planned. The county is including the Foundations easement in their permitting. The lift station work seems to have started. The fencing contractor was there this week.

Summit – The Board is personally contacting any members that have not done the upgrade. Not that many are left.

New Business – There have been bikes stolen from 340 Princeton Place in late April. Please notify the association via the link on the website if there is criminal activity. In most cases the Foundation isn't notified of any theft issues. If we can gather some information we can get it out to all of the sub associations.

Gilligan's Island – The Club is talking about installing irrigation and sod to that area.

Enumerate/Engage – Janet Howard owner of Paramount Property Management joined the call to discuss the transition to Enumerate/Engage and answer owners' questions.

Adjournment

Sue McGill made a motion to adjourn the meeting. Gina Chilcoat seconded and the motion passed unanimously. Meeting was adjourned at 11:49 am.