

# GETZ'S WOODS HOMEOWNERS ASSOCIATION, INC.

February 24, 2026

Dear Getz's Woods Neighbors:

Enclosed with this letter is the 2026 Budget that was recently approved by the Board. Your 2026 Dues Invoice will be mailed next month. The 2025 Annual Meeting Minutes are on the website ([www.getzs-woods.com](http://www.getzs-woods.com)), along with other pertinent information.

As discussed at the Annual Meeting, the increased Dues are necessary to fund the legal expenses of the Gullaksen lawsuit. A Status Conference was held on February 10, 2026, and the Court has set deadlines for the upcoming steps in this matter, culminating with a trial in November. The Gullaksens' attorney indicated that they are not entertaining a settlement at this time. Notwithstanding that, the Board continues to hope that it can reach a mutually agreeable settlement with the Gullaksens before trial.

A homeowner suggested to the Board that it might be a good idea to seek a second opinion regarding the litigation and pleadings concerning the lawsuit, given that GWHOA could spend upwards of \$20,000 for this case. The Board felt that it would be prudent to do so and engaged Attorney Sara Austin, at a cost of \$295. The review confirmed the actions the Board is taking.

The Directors and Officers seek legal and other advice as necessary to manage the GWHOA for the benefit of all homeowners. The Board is hopeful that the 2026 expenses will be less than budgeted but that will depend primarily on the Gullaksen lawsuit.

The Board of Directors and Architectural Committee are committed to enforcing the Covenants, Conditions and Restrictions of the Getz's Woods Homeowners Association, which are "for the purpose of protecting the value and desirability of Getz's Woods". We continue to request the voluntary compliance of all homeowners. The CC&R's and Rules and Regulations are all posted on our website for your review.

Should anyone have any questions please do not hesitate to contact us.

Thank you on behalf of the Getz's Woods Homeowners Association, Inc.

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