

# PRE-SEASON

*newsletter*

**THE WILLOW RUN BRANCH**

## WELCOME!!

Are you ready for a new season at Willow Run? We certainly are! This will be a big year for the park, as we continue to update our facilities and infrastructure, along with increasing communication and engagement.

There will be also be three Board of Directors position openings, so change is in the air. As most know, Board openings are not to elect specific Board positions but elect members at large. The board will then decide which members best fit the board positions based on their skill set and interests.

We are also continuing our work on updating the Willow Run Declarations and Bylaws, by creating even more transparency and seeking additional feedback from our valued owners.

We look forward to welcoming back our old friends and welcoming our new neighbors!

We will see you soon!!

### Your Board of Directors:

**President** - Connie Dymek,  
cfdymek@sbcglobal.com

**Secretary** - Lisa Connell,  
ljconnell44wr@gmail.com

**Treasurer** - Ralph Smith,  
ralphsmith58@yahoo.com

**Maintenance** - Davey Filippello,  
lvdavef@gmail.com

### Board Meeting and Election Events:

- April 15 - Willow Run officially open for the season
- May 16 - Board Meeting -
- May 23 - Information & Board Nominations Meeting
- May 27 - Board Candidates Bios due
- June 6th - Meet the Candidates
- June 20th - Annual Meeting/Elections

Office phone: 262-723-  
6030  
Pool phone: 262-723-6663  
FB: Willow Run RV  
Condominium  
Association, Inc

# From the Office

**Office Hours:**  
Monday, Wednesday, Friday, and  
Saturday, 9:00am – 1:00pm

## **Start of Season**

### Rules & Regulations of Willow Run

*Unit owners are responsible for reading and familiarizing themselves with the full document, and are responsible to make sure that their family members, guests and tenants are aware of all rules and regulations.*

## **Monthly Dues**

Your payment of \$125 is due by the 1st of each month.

Payments must be sent to PO Box 566, Elkhorn, WI 53121 or electronically by Zelle to [willowrundues@gmail.com](mailto:willowrundues@gmail.com)

## **Trailer/Boat Parking Lot and Front RV Lot**

- Each trailer, boat or RV must request storage and show title in the unit owner's name, be licensed and have proof of insurance.
- All must be registered ANNUALLY.
- Unit numbers must be affixed to the front hitch.
- The area around each unit owner's space must be maintained by them.
- The forms are available on the website or by emailing [willowrunrv@gmail.com](mailto:willowrunrv@gmail.com).
- Please send all storage requests and paperwork to [willowrunrv@gmail.com](mailto:willowrunrv@gmail.com)

## **Gate Turn On**

Regular gate usage will be turned on this **Saturday, April 11th**. You will be able use your remote openers and will not need to use your card in order to exit. The Amazon key card will also be entered into the key box to make deliveries available.

## **Adopt-a-Pot Volunteers Needed**

The flowerpots around the park are "adopted" to be filled and maintained by residents. Pots are assigned on a first come, first serve basis. Contact Joan in the office [willowrunrv@gmail.com](mailto:willowrunrv@gmail.com) if interested.

# From The Treasurer

Last summer, the Board made it a point to stress the water waste during the off-season during the prior three years. We decided to reinstate the off-season Water Stipend for those lot owners who needed to keep their water on for all, or part of the off-season, to partially recoup some of the lost cost. The Water Stipend, specified in the Rules, will remain in effect for the future, as it is unfair for the owners who use NO water, to subsidize those few who do. It was the Board's feeling that the increased cost in prior years was due to owners letting their water trickle to prevent pipes freezing. The below chart bears this out. There was no leakage repaired. We thank those owners who have reconsidered the way they use water now, and hope that this trend continues.

## Off-Season Water Usage Reduction - Savings

Month Paid	Month Expensed	Usage Month	FY2025-26 Cost	FY2024-25 Cost	Cost Reduction	Percent Decrease
Jan 2026	Dec 2025	Nov 2025	\$904	\$2,867	\$1,963	68.5%
Feb 2026	Jan 2026	Dec 2025	\$841	\$2,934	\$2,093	71.3%
Mar 2026	Feb 2026	Jan 2026	\$882	\$3,057	\$2,175	71.1%
Apr 2026	Mar 2026	Feb 2026	\$873	\$2,453	\$1,580	64.4%
Totals			\$3,500	\$11,311	\$7,811	69.1%

## Water Turn On Process

If you want the park to turn on your water at the buffalo box for free this spring, please contact Joan at [willowrunrv@gmail.com](mailto:willowrunrv@gmail.com) as soon as possible so that she can coordinate and compile a list of days and times for the crew of volunteers. They will only be turning the buffalo box on and documenting where everyone's water shut offs are located. If your buffalo box is under your trailer or another spot that can't be easily seen, you will need to be present to show us where it is located. If you would like your water turned on later than the dates listed below, let Joan know in an email. These dates are all weather permitting of course. If you will be turning it on yourself or have hired a private contractor that you will be paying to turn it on, there is NO need to contact Joan.

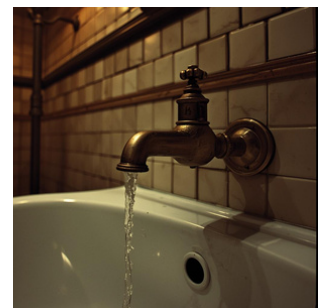
Saturday 4/11 and Sunday, 4/12

Saturday, 4/18 and Sunday, 4/19

Saturday, 4/26 and Sunday, 4/27

Saturday, 5/3 and Sunday, 5/4

Saturday, 5/10 and Sunday, 5/11



## 2026 UPDATES

### **NEW WEBSITE - Coming Soon!!**

We are putting the finishing touches on our new Willow Run Website. Our goal has been to create an updated site that will better keep information current and make information and forms more accessible to all.

### **HELP WANTED -**

#### **Part-Time Paid Positions :**

**Lifeguard** - Please contact Lisa Connell for a copy of the job description and to apply.  
ljconnell44wr@gmail.com

**Maintenance Assistant** - Please contact Ralph Smith for a copy of the job description or to apply. ralphsmith58@yahoo.com

#### **Volunteer Position:**

**Newsletter Coordinator** - Work with the office staff to create and publish the park monthly newsletter. Please contact Lisa Connell at ljconnell44wr@gmail.com.

### **Memorial Day Weekend Activities**

Fri - May 22 - Bingo (7:30)

Sat - May 23 - Pancake breakfast (8:00 - 10:00 am)

Sat - May 23 - Informational Meeting and Board Nominations (11:00 am)

Sat - May 23 - Entertainment - Cork N' Classics (6:30 - 9:30)

Sun - May 24 - Golf Cart Races (1:00 pm)

Sun - May 24 - Bake Sale - (1:00 - 3:00)

Sun - May 24 - Eve of Remembrance (7:00 pm)