

POLICY MANUAL
Wind Meadows Corporation, Racine, WI

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| Subject: | Revision Date: | January 1, 2019 |
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| SPECIAL LIMITED MEMBERSHIP | Page No. | Policy No. |
| | 1 of 2 | POL.007 |

Special Limited Membership in Wind Meadows Corporation is limited to residents of Wind Point. There shall be no more than twenty (20) such memberships. Special Limited Membership shall be granted following application and acceptance by the Corporation and upon payment of fees as established by the Board. Special Limited Membership in Wind Meadows entitles the member to the use of the common areas, including the Leisure Center, pool and tennis courts.

- I. The 4,000 square foot two-story clubhouse is available to all members for private parties and leisure activities throughout the year. The main room of the clubhouse will accommodate approximately 50 people for dining and 100 people for cocktails and has a full kitchen and bar area. The fee for use of the facility is \$120.00 to cover the maintenance costs. A \$100.00 deposit is also required as a security deposit for reservations. This deposit will be refunded if a cancellation is made 14 days prior to the date reserved, unless another member requests that date in the case of short-term reservations. Long-term reservations (in excess of three months) will not be refunded if cancelled less than three months in advance of the reservation date. The corporate office is located in the lower level of the Leisure Center. Locker and shower facilities are also available for swimmers and tennis players in the lower level and can be accessed from the outside pool deck area.
- II. The outdoor heated swimming pool has approximately 2,600 square feet surface area, providing a shallow area for youngsters, as well as lap and general swim areas. Lounge chairs are available. A lifeguard supervises the pool. Hours are 12:00 p.m. - 8:00 p.m. weekdays and 10:00 a.m. – 8:00 p.m. weekends and holidays. Four tennis courts are also available. Two courts are lighted for night play. They are available without charge to all members until 10:00 p.m.
- III. Special Limited Members may not hold a Board position; however, they may serve on the Leisure Center Committee. Special Limited Members have no voting rights in the Corporation.
- IV. Special Limited Members must comply with all the rules and regulations applicable to regular members of the Corporation concerning the use of the aforementioned facilities. The Board of Directors reserves the right to terminate Special Limited Membership at any time, without refund of any fees or costs paid by the member in question, should it be determined that said member has failed to comply with applicable rules and regulations of the Corporation. The Board of Directors also reserves the right to refuse membership renewal for any reason.

- V. Special Limited Membership is effective for one year from the date of acceptance of membership. Special Limited Membership is non-transferable. Special Limited Members in good standing will have priority for the next year. The Corporation will maintain a waiting list with the next on the list being given the first opportunity to apply for Special Limited Membership.

- VI. An Annual Membership Fee is the same amount as the highest Single Family Home Annual Assessment. Presently; one thousand, one hundred and four (\$1,344.00) dollars is required for the Special Limited Membership. This fee is payable in full upon application. The Annual Membership Fee shall be placed in the Leisure Center Miscellaneous Income (8-3880). Annual fees are subject to change by the Board of Directors. Delinquent accounts will have their membership cancelled with no refund of any payments made. Delinquent accounts are defined as those accounts that are not paid within thirty (30) days of the due date.

- VII. See attached “Wind Meadows Special Limited Membership Application (Form.006)”.