

Wittmann Park Condominium Owners Association (WPCOA)

Summer 2025 Newsletter

Annual Meeting Date and Location Announced

The WPCOA Association Annual Meeting will be held at the Menasha Public Library on Wednesday, October 15 at 6:30 pm in the basement Company E Room. Address is 440 First Street in downtown Menasha, directly north of the Post Office.

It's important for all owners to attend this important meeting to approve the 2026 annual budget and to learn about community items and allow all participants to offer opinions and ask questions. Please mark your calendar to join us there.

Other annual meeting information, like the agenda and proposed budget plus proxy votes for the required quorum, will be mailed later to the owners of each unit.

Annual Dues Reminder and Late Charges

Quarterly condo fees are due each year on January 1, April 1, July 1 and October 1.

Fees received after the 15th day of the quarter will be assessed a late charge of \$25. Include your quarterly dues notice with your check in an envelope addressed to the WPCOA Treasurer at 1320 Wittmann Park Lane, Menasha, WI 54952 or place your payment into the drop-box on the wall near Greg Popp's maintenance shop in the Bldg. 4 driveway.

Wittmann Park Drive Improvements Completed

For the past several months, the nearby street of Wittmann Park Drive extending east to Appleton Road has been under construction. It is now completed and open to traffic. The Village of Fox Crossing, which is responsible for this road, replaced components and repaved it. Your patience during this extended period has been greatly appreciated.

Traffic Signage moves Forward for Approval

Our request for traffic signage at the corner of Parkside Drive and Wittmann Park Lane has passed a Menasha public works committee. It now awaits approval soon by the Common Council.

Proposed is a set of yield signs for the intersection of these north and south bound streets to slow vehicles down and make drivers more aware of pedestrians.

New Maintenance Request Form Added to the Association Website

As a reminder, the new WPCOA website provides useful information for our current owners, potential home buyers and real estate agents. It includes key documents like the Association executive summary, official by-laws, annual budget, recent issues of the quarterly newsletter and an introductory profile of our condominium community.

Please take a brief moment to acquaint yourself with it. Go to wpcoaonline.com.

A new component on it is the Maintenance Request Form for owners posted by Matt Reid in Bldg. 2. On the website found on your laptop, you click open the “Sections” tab on the top where it’s the fourth item listed. With a mobile device, it would be found under the part named “Community.” This form can be printed out, completed and then placed in the association mail box in front of the maintenance garages in the Bldg. 4 driveway.

Swimming Pool Opened

The Association opened our swimming pool in early June and will extend into September as weather permits. Daily hours are 6:00 am – 10:00 pm. Please follow the multiple rules posted on the swimming pool gate. In case of emergency, please call 911.

These include no lotion or suntan oil used in the pool, no glasses or glass bottles allowed in the pool area, children under 18 must be accompanied by an adult, music is not permitted without headphones, no pets allowed in pool area and users must clean up after their use. Important: Non-resident guests must always be accompanied by unit owners. And, if you are the last person to leave the pool area, please remember to lock it up.

Congratulations to Jim Eastman for State Honor

Jim Eastman, Bldg. 3, retired as a long-time teacher in Menasha High School this spring and also received the State Advisor of the Year Award from SkillsUSA. It noted that his award was bestowed in recognition of his exemplary service and leadership to his students.

It’s the nation’s largest workforce development organization for middle, high school and college students, including teachers, counselors and industry professionals with 442,000 combined members.

In Wisconsin, there are 318 professional advisors and about 1,700 participating middle, high school and college students.

Thanks to Tracey Thede and Barb Heiden

Tracey Thede has again planted three tall pots of beautiful mixed flowers between the Bldg. 4 garage doors. And she even inserts American flags into the planters for the 4th of July.

It’s a good idea that someone else may like to duplicate these pots with other garages.

Barb Heiden in Bldg. 3 adorns her ground-level unit with trimmed bushes and beautiful hanging and potted plants. In fact, she “winters” them in her daughter’s basement and returns these perennials to her porch the next spring.

2025 Owners Directory Update

Starting in July, Walt Ulbricht will contact unit owners by email or phone to review your information for a new update of the WPCOA Owners Directory. In many cases, this information may not be changed.

It includes names, address, phone numbers and emails for each unit owner. It also provides in case of an emergency for you a useful contact person or name of your pet requiring attention. It’s expected to be completed this summer.

This directory is intended for use only by the owners. It is not circulated publicly.