

## CASTLE COVE BOARD MEETING

Tuesday – July 11th at 6:00 PM

### Pool

#### **ATTENDEES:**

##### Board Members

<input type="checkbox"/> Bruce Amrhien	<input checked="" type="checkbox"/> Charlie Spyr
<input checked="" type="checkbox"/> Chris Zell	<input checked="" type="checkbox"/> John Ridder
<input checked="" type="checkbox"/> Ron Sans	<input checked="" type="checkbox"/> Jont Rogers
<input checked="" type="checkbox"/> Dr Gunale	<input checked="" type="checkbox"/> Tim Westerhof
<input checked="" type="checkbox"/> Jenni Holmes	

- The meeting was called to order by John Ridder at 5:58 PM.
- The Board approved the minutes from the last meeting.
- The Treasurer’s report was given by Charlie Spyr. The report is shown below. The board approved the Treasurer’s report.
- Architectural Approval Committee
  - A fence and Patio were approved.
- Common Grounds
  - The sidewalks around the pool area will be pressure washed tomorrow.
  - The Tennis courts will be resurfaced shortly.
  - It was suggested to convert as much as possible of the lawn to flowers. This was suggested to reduce the lawn cutting area which has a bad impact on our environment.
  - The Board will be planting several new trees next to the park.
  - The No Soliciting sign at the entrance needs painting or replacement.
- Pool
  - Several doorknobs have been replaced on some of the doors on the pool house. We need to see if we can rekey the locks to match the previous key.
  - We need to have the doors replaced.
  - The new urinal valve has been replaced in the men’s room.
  - The back light at the pool turns on and off and the sensor needs fixing.
  - The old tables need to be brought out next Thursday for large trash day.
  - There have been kids in the pool with large floatation devices without an adult nearby.
- Compliance Committee
  - One half of the yard lights that were flagged have been replaced.
  - Several of the visible garbage cans have been removed from sight.

- There is one lot that has a lot many weeds and is overgrown. The homeowner does not live there.
- Social Committee
  - We had an ice cream social with a great turnout that used up all the ice cream. The Board approved raising the expense for the social committee to cover the Crime Committee meeting and the Ice Cream social.
- Lake
  - Hartland Dredging has not returned our request for information on dredging the lake.
  - The Marion County Soil and Water Conservation District has an upcoming meeting on water issues. Several Board members are expected to attend the meeting on September 17<sup>th</sup>.
  - The Board has been investigating removing the muskrats. However, it has been difficult to find someone to remove them.
  - Pond RX was out on the lake on the 24<sup>th</sup> of May to treat the water.
- Nominating Committee
  - Nothing
- Website
  - A new feature has been added to the Board Members' section. Board members can look up look up pool and tennis codes. The data that is presented will show whether the homeowner has paid their dues.
  - Another section is under development, that will maintain the HOA manuals.
- Welcoming Committee
  - All have been welcomed.
- Old Business
  - The new sidewalks have been installed. The HOA had contributed \$10,000 to the cost of the sidewall and the city covered the rest.
- Next meeting will be September 12 at 6:00 PM to be announced.
- Meeting adjourned about 7:37 PM by John Ridder.

Submitted by:

Ron Sans - Secretary

Reviewed by:

**CASTLE COVE OWNERS ASSOCIATION, INC.**

Treasurer Report for July 11, 2023

**PNC Bank Balances** - as of July 1, 2023:

Checking (0946):	\$80,677.56
Savings (6573):	\$35,545.50
PNC Total:	\$116,223.06

**BMO Bank Balance** - as of July 1, 2023:

CD # ***4245	\$53,062.23
CD # ***1301	\$24,744.60

PNC + BMO Total: \$194,029.89

In addition to our routine expenses so far in July we have also spent \$2100 on Atty fees and court costs for liens and a foreclosure sale regarding 2022 and 2023 dues collections. The homeowner in the foreclosure case has made an offer of \$2,000 immediate payment and then \$500/month until the balance (\$3,000+) is paid. I've accepted their offer but have seen no money yet. I'm checking the mail weekly for updates. No other payments have been received.

There have been no recent home sale closings.

Sincerely,

Charles Spyr, Treasurer