

CASTLE COVE BOARD MEETING

Tuesday – March 12th at 6:00 PM

Shelter House

ATTENDEES:

Board Members

<input checked="" 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"/> Peter Goodwin	<input checked="" type="checkbox"/> Jont Rogers
<input checked="" type="checkbox"/> Ron Sans	<input type="checkbox"/> Tim Westerhof
<input checked="" type="checkbox"/> Dr Gunale	

- The meeting was called to order by John Ridder at 6:04 PM.
- The Board approved the Minutes from the last meeting.
- Charlie Spyr presented the treasurer’s report. The Board approved the Treasurer’s report. The report is shown below.
 - The Board approved \$1500 for Linda Dernier for doing the audit for the last 3 years.
 - We received a check from our insurance company for the start of the roof replacement.
 - We will deposit the money and will send the roofing company a check for \$5000 to begin the project. The cost of the roofs and removal of the fireplace hood is around \$5,000.
- Architectural Committee
 - There was a shed and fence request.
 - Chris Zell has worked on updating the architectural documents. It was suggested that all request state that you should contact the Call Before You Dig people.
- Common Grounds
 - We will be replacing both roofs on the Pool House and the Shelter House. Our insurance will cover most of the cost due to hail damage.
 - The Board purchased slats for the front of the shelter house to improve its look and restrict some of the wind. Many of these have been installed. The cost was \$230.00.
 - The fireplace hood removal will be finished when the roof is done.
 - A master gardener in our neighborhood has volunteered to head up the Garden Club. It was suggested that they recommend some more trees in the area.
 - Shiva Gunale has offered to purchase a few trees for our neighborhood.

- Pool
 - The pool management contract has been given to Pyles Pools for about \$36,000 plus some other charges.
 - Repairs
 - Replace or add mirrors in the restrooms.
 - Paint
 - Replace the damaged doors.
 - We had a quote for \$20,000 for resurface the floors in both the pool house and shelter house, and then coat them with epoxy. Another quote will be requested.
 - The front gate to the pool house does not shut properly. We have not been successful in fixing this ourselves. We need an estimate to have this fixed.
 - We would like to replace the fixtures in the restrooms.
 - The pool opens on Memorial Day. The doors need to be installed before opening.
 - We will need to have the restroom operational for the April 8th Eclipse event.
- Compliance
 - We have 5 households that will not respond to our request for front lights.
 - It was suggested that we have mailbox and paint information.
 - It was suggested that we have a new specification for the mailboxes. We should specify the height from the ground as referenced by the US Post Office.
- Social Committee
 - April 8th will be the Eclipse party at the pool area. It was suggested that we increase the hours that were sent out. We need to have restrooms open for the event.
 - The Garden Club has been started again. We hope that they will work on our gardens around the pool, shelter house area and suggest placement of some trees. It was further suggested that if we plant new trees that we have a master gardener supervise the installation or we have it done commercially.
 - The Garage Sale will be on June 7th and 8th.
- Lake
 - Last year several members attended a Lake Seminar on maintaining the retention ponds. This year we will be hosting the Lake Seminar at our pool area around May 29th. This is a free event. If you would like to come, please bring your own chairs. We will invite the whole neighborhood to attend the event.
- Nominating
 - We have full board.
- Tennis
 - The nets will be put up about April 1st.
- Web Site
 - A disk drive has been replaced in one of the servers.
- Welcome

- Nothing new
- Crime Watch
 - Nothing heard.
- New Business
 - Need help to install the slats.

Next Meeting is set for Tuesday May 14th at the Shelter House.

The meeting was adjourned by John Ridder at 7:17 PM.

Submitted by: Ron Sans - Secretary

Reviewed by: Bruce Amrhien – Vice President

Treasurer Report for March 12, 2024

PNC Bank Balances - as of March 1, 2024:

Checking (0946):	\$72,318.89
Savings (6573):	\$42,548.10
PNC Total:	\$114,866.99

BMO Bank Balance - as of March 1, 2024:

CD # ***4245	\$54,118.41
CD # ***1301	\$25,114.04

PNC + BMO Total: \$ 194,099.44

There have been no recent home sale closings that I'm aware of.

2024 Dues collection status report:

Dues notification letters have gone out, dues checks have started rolling in. As of 3/6/24 we have received full or partial payment from 69% of owners.

Audit

Audit of the HOA's financials for the years 2021 through 2023 is underway. Hardcopies of those records have been delivered to the Auditor for their review.

Sincerely,

Charles Spyr, Treasurer