

CASTLE COVE BOARD MEETING

Tuesday, October 8th, 2019 at 6:30 PM

Lawrence North High School

ATTENDEES:

Board Members

<input checked="" type="checkbox"/> Bruce Amrhien	<input checked="" type="checkbox"/> Charlie Spyr
<input checked="" type="checkbox"/> Scott Gallagher	<input type="checkbox"/> Kim Ridder
<input type="checkbox"/> Sherry Havlin	<input checked="" type="checkbox"/> Tim Westerhof
<input checked="" type="checkbox"/> Tom Johnson	<input checked="" type="checkbox"/> Chris Zell
<input checked="" type="checkbox"/> Ron Sans	

Residents:

- The meeting was called to order by Tim Westerhof at 6:31 PM.
- The Board approve the minutes from the last meeting.
- Charlie Spyr presented the Treasurer's report which is shown below.
 - The last house that has not paid their dues has been turned over to the attorney. The family communicated that they plan to move. There will be a hearing on November 19th for a possible lien for the back dues.
 - We had three lot closings and all three have paid the fees.
 - The Treasurer's Report was approved by the Board.
- Committee Reports
 - Architectural Committee
 - A driveway is being installed by the owner.
 - Several sheds were approved.
 - Common Grounds
 - The Board approved replacing the dead tree at the entrance of the pool to be done this fall. The expense was over budget but costs will be lower in the fall.
 - The Board has requested three, but received only one estimate so far to fix the crack near the East end of the wall on 82nd street. It was suggested that we investigate having it fixed with a stress relieve joint rather than interleaf the bricks.

- There is a limb that is hanging over the fence near the basketball court. The base of the tree is not on Association property; however, the branches are over on our side of the fence. Tim Westerhof is having work done tomorrow to trim trees on his yard, and he will ask them if they can cleanup these branches that are over the fence. The Board approved an expense of not more than \$100 to have this done at this time.
- The Board discussed the larger than expected expenses for mowing/fertilizer. Common Grounds would like seek more quotes for the lawnmowing and snow removal for next year.
- Compliance
 - There was an issue with the fire house where the front area has not maintained.
- Garage Sale – Nothing to report.
- Lake
 - There were no muskrats reported around the lake. The volume of geese on the lake has dropped since the last meeting.
 - The payment for the bill for company that supports our lake will be sent out tomorrow.
 - The company was worried about the dry stretch; that we might have a fish kill.
 - The company also investigated the effects of the lake after the sewage leak last month, no harm found.
- Nominating
 - Nominations for the board for next year are shown below:
 - Ron Sans
 - Bruce Amrhien
 - John Ridder
- Pool
 - The pool was closed and the furniture has been put away.
 - The Board discussed the on-going need to have some concrete replaced. Kim Ridder was not present due to illness to shed light on this repair.
 - The fence around the baby pool shakes a lot and needs fixing.
 - The cement work should be fixed this fall because the repair was budgeted for and has not been spent.
 - There was a very large increase in the water and gas bill this year during the month of May over last year's cost. We need to find out why these costs are so much greater this year. There is also a significant electrical cost in May. The Board wants also wants this investigated.
- Tennis
 - The gate was repaired with new springs.
 - The rest rooms and the tennis court closings need to be synchronized.
- Website

- The website back end software ware went under a major upgrade. The Server was upgraded from Microsoft Server 2012 to Microsoft Server 2016. The SQL server was upgraded for Microsoft SQL Server 2016 to Microsoft Server 2019. The SQL server database had to be moved twice in order to do this upgrade.
- Welcoming
 - Three residences have been welcomed since the last meeting. Two more need to be welcomed.
- Old Business
 - We need to have all committee reports in by November 1st for the Annual Meeting.
 - The Board is required to send written notice for the Annual Meeting and it has not done so; at least last year. Notice will be sent by US Mail for the upcoming Annual Meeting.
- Budget Discussion
 - Followed this meeting.
 - The Board approved the Budget for next year.
 - The Board approved keeping the dues as it is now.
- Next Board Meeting
 - Annual Meeting – November 12th at the Lawrence North High School
- Quarterly Board Meeting adjourned 7:28 PM (Budget Meeting followed after.)

Submitted by:

Ron Sans - Secretary

Reviewed by:

Tim Westerhof - Westerhof

Treasurer Report for October 8, 2019

Board of directors meeting @ Lawrence North HS – 6:30

PNC Bank Balances - as of September 30, 2019:

Checking (0946):	\$7,745.07
Savings (4459) Res.:	\$3,199.67
Savings (6573):	\$52,492.47
Total:	\$63,437.21

BMO Harris Bank Balance --

On 6/26/19 \$48,000 Reserve fund was deposited into a 54 month CD. On 7/26/19 \$103.31 was credited to that account. Next quarterly interest deposit is scheduled for 10/26/19. Current balance is \$48,103.31

PNC + BMO = \$ 111,540.52

Last year at this time total was \$97,513

Dues

Small claims court date set for Nov. 19, 2019 for last of the 2019 no-pays. All 2018 and prior dues accounted for. "For Sale" sign reminder.

Recent home sales activity in Castle Cove: 1 closing at Lot 114, 8026 Bayview Point.

-Charles Spyr, Treasurer