

CASTLE COVE BOARD MEETING

Tuesday, July 10th, 2018, 6:30 PM

Shelter House at Pool

ATTENDEES:

Board Members

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

Residents:

Kyle Malmgren	Dave Fuss
Mary Sans	Beth Thomas
Marie Wright	Linda Dernier

- The meeting was called to order by Charlie Spyr at 6:34 PM.
- Early Issues
 - The issue about having the brick wall trimmed was brought up.
 - There was comment that the pool was being maintained very well this year.
- The Board approved the minutes from the May meeting. There were a few issues concerning the last meeting Minutes. These have been fixed.
- The Treasurer's report was given by Tom Johnson. We will have the annual audit in September. The details are shown below.
- Committee Reports
 - Architectural Committee
 - One request on Castle Lake Road to add a sun room to their house that was approved.
- Common Grounds
 - The flowers are growing well, and we have been watering them with a great effort. The bushes at the entrance will be pruned soon.
 - Tim Westerhof has gotten a quote to have the parking lot sealed. Other quotes will be obtained. We need a better understanding on how the low spot near the basketball court fill be fixed.

- All the letters on the signs at entrance have been ground to clean them up. However, there is one that was sprayed gold which will have to be ground to remove the paint.
- The bushes and trees on the brick wall that have overgrown need to be trimmed. It was suggested that the board will ask the homeowners to trim them. The letter should ask them to trim the bushes and stated that this is not a violation but would be appreciated. Zack Malmgren will send the letter and Scott Gallagher will get a quote to have the bushes trimmed.
- The mats that we had for the playground were taken away with the old playset. It was suggested that we purchase them again. These are very expensive items and will have to be added to the budget for next year.
- Compliance
 - There are about 50 homes that have violations concerning their mailboxes. The data is being compiled related to the mailbox violations. Letters will be sent out to those that have these violations. There are also several trees that need to be trimmed that have grown over the sidewalks.
 - There are 6 homeowners still delinquent on their 2018 dues. These accounts will be turned over to collections.
- Garage Sale
 - The garage sale went off as usual.
- Lake
 - The company that maintains our lake is still bluing the Lake. We have not seen any muskrats this year.
- Newsletter
 - Not much has been done with this. The Facebook page has pretty much replaced the Newsletter.
 - The Board will discontinue this section and the Newsletter.
- Nominating
 - Nothing to report
- Pool
 - There is a new service company that is maintaining the pool. The contract cost us a about \$25,000. A good portion of this is for the lifeguards.
 - There was a request for an outside shower head to be placed on the pool house. About 30 years ago, there was a shower attached to the pool house.
 - There have been many good comments about how the pool has been run this year.
 - We have been having a great deal of problems with the umbrellas. It was suggested that next year we have a permanent shaded area of some type constructed. It was suggested that we need to purchase 4 new umbrellas that are high end. The Board approved the expenditure not to exceed \$ 1,500 for this purpose. Charlie Spyr volunteered to get this done.

- One of the security LED lights is out on the pool house and needs to be fixed. Charlie Spyr will contact an electrician to get this fixed.
- There was a discussion on the temperature of the pool. Some felt it was too hot and costing us more in natural gas prices. Others felt that the temperature is exactly where it should be. Nothing further was suggested.
- There are several old broken chairs in the shelter house which could be fixed by having them the webbing fixed. The Board decided to have them thrown in the garbage. There also are other items in this area that need to be cleaned out.
- It was asked if the chemicals in the shelter house were locked up, and the answer was yes.
- At this time the lady's restroom does not smell very good.
- Linda Denier volunteered to run the Chimp Mail for us.
- Tennis
 - The tennis courts have been resurfaced and look great.
 - We MUST be sure to have any leaves that enter the tennis court removed. This is the primary cause for failure of the finish on the court.
- Website
 - There have been some major changes to the website. These are related to the section that the Board Members use. The Board members can now update their own passwords. The About section of the website now contains a history of changes that will occur going forward. The backup web server has been upgraded to Windows Server 2016.
- Welcoming
 - There has not been much activity.
 - The homeowners at 8051 Bay Brook Drive may need to be welcomed.
- New Business
 - It was suggested that we have the cracks in the brick wall tucked.
- Next Board Meeting
 - September 11th at the shelter house.
- Meeting adjourned 7:41 PM

Submitted by:

Ron Sans - Secretary

Reviewed by:

Charles Spyr – Pres.

Treasurer Report for July 10, 2018

Board of directors meeting @ CC Clubhouse – 6:30

PNC Bank Balances - as of July 10, 2018:

Checking (0946):	\$10,395.81
Savings (4459) Res.:	\$44,133.74
Savings (6573):	\$50,396.31
Total:	\$104,925.86

We have been paying \$32.10 monthly for each of our wall electricity since the road work began. The latest bill for those two was \$33.15 and \$33.03 for the LED lights. The LED lights seem to be very efficient.

The home sales activity in Castle Cove is still very slow. I did hear of a possible closing for July 2, but I have not heard whether that occurred.

As of today, we have 6 homeowners who have not paid any of their 2018 annual dues. After attempts for us to remind the owners of their debt, our next step is to begin a “case” for each owner and provide the information to Tanner Law Group for collection. We do have one homeowner who may be filing for bankruptcy.

We plan to have our Castle Cove annual audit at the end of September.

Sincerely,



Tom Johnson, Treasurer