

**Crestlake Homeowners' Association
St. Joseph Township Building
May 19, 2016
Board Meeting Minutes**

The meeting was called to order by President Daniel Wilson at 7:05pm.

Roll Call

Daniel Wilson/President - Present	James Page/Vice President - Present
Adāna Adams/Secretary - Present	Dennis Hueber/Treasurer - Present
Mike Birt/Sergeant at Arms - Present	Bethni Gill/Member at Large - Present
Michele Guido/Member at Large – Present	Jaime Kofoot/Member at Large - Present
Tyson Royer/Member at Large - Present	

Guests: Don and Betty Medrow

Approval of Board Meeting Minutes from March, 17, 2016 Meeting
Bethany Gill moved to approve.
Michele Guido seconded.
Motion unanimously approved

Treasurer's report

The April Accounting Report from Judie Puzey emailed to members on May 13, 2016 was reviewed and approved. All dues and fees have now been collected. First loan payment is due mid-August.
Michele Guido moved approval
Tyson Royer seconded.
Motion approved unanimously.

Secretary's report

508 Chestnut	Michael & Jolene Duckett
617 N Glover Ct	August D. Voges
1712 Magnolia Dr	Chris L. Short
605 Chestnut	Samuel/Brittany Nelson
1402 E Grand	Chastity Kay Thompson

The above new home sales were reported.
Dennis Hueber moved approval.
Bethni Gill seconded.
Unanimously approved.

Architecture Report

Mike Birt is aware of a homeowner that installed a fence beyond their property line on Catalpa Court. The Homeowner Association will have to defer this situation to the village.

Ponds and Commons

Daniel Wilson cut up and removed a tree that had fallen on Grand pond during one of the wind storms in early April.
Damage to the grouted rip rap on the southwest corner of Grand Pond by some children before our March board meeting will be repaired by Duce Construction in early June at no cost to the HOA.

Tyson Royer will spray the ponds for submerged weeds on May 23, 2016.

Hotline Report

The usual requests for home sale closings were requested.

Website

Jim Page noticed that there are some issues with the website and some broken links. Jim will get in touch with Matt Crider to get those taken care of.

Open Issues

Daniel Wilson will mention to Kevin Franzen (mowing contractor) about those that mow the commons to try to keep grass clippings out of the ponds.

Issues with trucks parking on the grass commons near Hawthorne and Grand. Members will keep an eye on this.

Members were asked via email if a current member of the HOA, who is now selling her home, could retain Meyer, Capel as her legal team since there has been a conflict with her in the past concerning her HOA dues.

The board members voted to release Meyer, Capel to represent the homeowner. At this time the HOA has no further issue with this homeowner.

1707 Grand Ave is in foreclosure. Recovering dues is usually too difficult in a foreclosure situation. We could file a lien on the property, paying for recording fees, etc.

Daniel Wilson moved that Crestlake not be a part of this foreclosure and waive the fees that would be owed Crestlake HOA.

Jim Page seconded.

Unanimously approved.

Jaime Kofoot moved that the board uphold the boards former motion to not pursue any future foreclosures.

Daniel Wilson seconded.

Unanimously approved.

After discussion about how the members of this board are active in their neighborhood and always willing to do what they can when called upon, Daniel Wilson moved that all board members receive a dues waiver. Daniel will communicate this to Judy Puzey and give her names and addresses of those who are exempt.

Michele Guido seconded.

Unanimously approved.

It was asked if our accountant Judy Puzey could include the Crestlake HOA website address on the dues invoices. Judy has the invoices ready to mail and it's not possible this year, but it would be possible in the future.

Jaime Kofoot moved to adjourn at 8:05pm.

Mike Birt seconded.

Unanimously approved.

Next Board meeting – May 21, 2016