

Crestlake Homeowners' Association Annual Board Meeting
St. Joseph Township Building
January 17, 2019 - 7:00pm
ANNUAL MEETING MINUTES

Call to order @ 7:01 pm – President: Daniel Wilson

Roll call

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

Elections of Officers for the 2019 fiscal year were made. They are as follows:

President: Daniel Wilson

Vice President: Jim Page

Treasurer: Dennis Hueber

Secretary: Bethni Gill

Sergeant at Arms: Mike Birt

Member at Large: Adāna Adams

Member at Large: Michele Guido

Member at Large: Tyson Royer

Member at Large: Jamie Kofoot

ACCOUNTING:

- Judie Puzey of Puzey-Wright CPA of Ogden, IL has again managed the bill paying, dues collection, communication with our attorney at Meyer-Capel on non-payment of HOA dues, closing letters and monthly accounting reports. It was discussed and voted upon to retain their services once again for the 2019 fiscal year.
- The HOA loan for work completed to Grand, Park and Magnolia ponds a few years ago has been paid in full.
- Frerichs & Stillwell Insurance in St. Joseph will continue to provide the necessary insurances to the HOA.
- Meyer Capel continues to be the law firm that represents the HOA with attorney, Dane Amundson, assigned to our account.

HOME SALES for 2018:

612 Sycamore Dr - Tyler & Emily Cler

403 Chestnut - Cari Frederick

620 Glover Ct - John Clem

1713 Magnolia Dr - Halfacre Development LLC

515 Winston Dr – St Joseph United Methodist Church

513 S Glover – James & Jeanna Kerner

509 Hawthorne – Phillip & Jean McCarthy

1713 E Magnolia – Christopher Knipfer

608 Cedar Dr – Marcus & Sarah Ruff

610 Chestnut – Dennis & Sally Meyer

603 Cedar Dr – John & Christie Martinie

606 Sycamore – Adam & Jennifer Eldridge

1703 E Grand Ave – Matthew & Tamara Mabry

1500 Locust Dr – Steven & Jennifer McBride

1710 E Grand Ave – Mark Allen King

613 Hawthorne Dr – Kevin Place

503 Winston Dr – Jared & Kacie Jones

POND MAINTENANCE:

The Homeowner Association contracted with Tyson Royer for a period of three years to treat all 6 ponds from March-September with 2018 being the third year. He chemically treated the ponds for algae and sprayed the rip rap around the ponds for weed control at a cost of \$7600.00/year. A one year contract will be drawn up for bids.

MOWING:

In March 2017 Kevin Franzen Lawncare was again contracted for another 2 years, through the 2018 season. Kevin Franzen will be contacted about a minimum one year contract.

WEBSITE:

James Page has been updating the HOA website. The Crestlake Neighborhood Facebook page has been revised and there are currently 115 members.

ARCHITECTURAL:

Mike Birt, continues to meet with homeowners to discuss requirements for fences and sheds and other structures on properties.

HOTLINE:

Hotline messages were taken by Daniel Wilson and Adāna Adams and Internet requests were fielded by Daniel. Most of the requests consisted of letters for home sales and refinance.

A motion to adjourn was made by Michelle Guido and seconded by Jamie Kofoot. Adjournment made at 7:20 pm.

Meetings for 2019:

March 14, May 16, July 18, September 19, November 21