

Crestlake Homeowner's Association Minutes
January 26, 2023

Crestlake Homeowners' Association
St. Joseph Township Building
January 26, 2023 - 7:00pm

Meeting minutes

1. Roll call:

President: Daniel Wilson-present
Vice President: Jim Page-present
Secretary: Kevin Luther-present
Treasurer: Dennis Hueber-present
Sargent at Arms: Dennis Hueber-present
Member at Large:
Michele Guido-present
Bethni Gill-present
Adana Adams-present
Brian Dimmitt-not present

2. Approve minutes from _____ meeting
3. Treasurer's report – Dennis Hueber
 - a. \$7,500 paid for ponds
 - b. Budgeted \$15k for ponds. All seconded motion.
4. Secretary's report:
 - a. Nothing to report
 - b. New Homeowners:
 - 607 Chestnut Dr - Deann Kay Jacobs
 - 607 Cedar Dr - William and Ashley Gallo
 - 1502 Park Ave - Heidi Sage
 - 1606 Magnolia Dr - Fred Divan
 - 1704 E Grand Ave - Cullen & Catherine Hesterberg
 - 501 Chestnut Dr - Robert & Diane Yeazel
 - 1509 E Grand Ave - Adam Polston
 - 1508 Locust Dr - Derrick & Vanesa Landrus
 - 1705 Juniper Ct - Joseph Sonsteng & Konnor Williford
 - 1701 Juniper Ct - Vince & Sarah Giacobbe
 - 1711 E Grand Ave - Heidi Groesser
5. Committee reports:
 - a. Budget Planning – Dennis Hueber
 - i. \$14,000 lawn maintenance budgeted
 - ii. Adjusted all budget item in parentheses
 - iii. \$8,000 for pond renovation/construction
 - iv. Line item added for pond excavation

- v. Accounting budgeted increased
 - vi. Voted on new Board members.
 - 1. Kevin gladly rolls off secretary position
 - 2. Brian Dimmitt agrees to stay on as Member at Large
 - 3. Kevin Luther agreed to move to Member at Large.
 - 4. All voted and approved.
6. Closed Annual meeting.
 7. New 2023 meeting dates are the 3rd Thursday every other month starting in January
 - a. 3/23/23
 - b. 5/18/23
 - c. 7/20/23
 - d. 9/21/23
 - e. 11/16/23
 - f. 1/18/24
 8. Summary of 2022
 - a. Completed sediment survey of all ponds
 - b. Communications up to date on FaceBook
 - c. All home sales for year
 - d. Rule updates for solar installations on home
 - e. Good on insurance
 - f. Fee for HOA to remain at \$150/yr
 9. Architectural – Dennis Hueber
 - i. 1711 Magnolia – Pool within setback. Fence may be encroaching setback rules
 - 1. Jim to call St. Joseph for permit
 - a. Communication plan from owner-to be continued.
 - b. Matt codes on Magnolia
 - i. Chainlink fence-move it, must be to code.
Chainlink fence can stay.
 - ii. Matt wants to stock ponds
 - b. Ponds & Commons – Danny Wilson
 - i. New sign up.
 - ii. Sedimentation report came back good!
 - c. Web & Communications – Jim Page
 - i. Website moving along according to Jim
 - 1. Matt Creider failed to pay to keep FaceBook up. Paid now.
 - a. Message to be sent with yearly invoices notifying of Facebook page for up-to-date HOA information.
 - d. Hotline Report – Danny Wilson
 - i. No new reports
 10. New Business:
 - a.
 11. Old Business:
 - a.
 12. Adjournment: 7:45pm
 13. Next meeting: May 18, 2023

