

C.L.B.A. BOARD MEETING MINUTES
February 20, 2018

The meeting was called to order at 7:05 p.m. by Christine Ryder.

ATTENDEES: Dave Brown Terry Colby
 Jody McCormick Mark McDonald
 Cathy Phillips Christine Ryder

ABSENT: Anne Huffman Rocco Liace
 Dan Myros

GUESTS: NONE

Jody made the motion to accept the November 28 2017 minutes as presented, this was seconded by Mark, all Board Members voted in agreement – Motion passed

BUSINESS SECRETARY’S REPORT:

- Cathy needs a copy of all the deposits so she can update the Master Book.
- Discussed getting the copies of the recorded liens put into the Safety Deposit Box at the Bank.
- The Board also asked Cathy to meet with the retained Attorney, John Quinn, regarding how we can secure a method on getting Assessments paid from the non-payers.
- Cathy also needs to meet with Dan so she can get the information she needs for the Accountant to prepare the quarterly reports for the Association.

TREASURER’S REPORT:

- As Dan was ill he dropped off a copy of the balances in the Checking and Savings Account. Currently balance in the Checking account is \$10,809.10 and \$13,691.26 in the Savings account. With Dan’s absence Terry made the motion to accept the Treasurer’s report as presented to be further reviewed next month, Dave seconded this motion – all Board Members voted in agreement.
- Terry will check again with Dan to see if the Workman’s Comp policy has been received.
- Terry will also check with Dan to seeing if late billings went out in January.

SECRETARY’S REPORT:

- Terry inquired as to whether welcoming packets were sent to the new homeowners. Cathy will check the Lake County website and mail packets to the new homeowners on Grapevine.

LANDSCAPING/BEAUTIFICATION REPORT:

- Rip rap project at the beach has been completed. It was noted that the area where the trucks were at the beach now needs to be seeded. Jody suggested that the contract be reviewed to see if repair to the grassy area if disturbed was included in the contract. If not, we will need to have this done in the Spring possibly after we have sand delivered for the beach.
- Board Members were encouraged to walk around the Association and note any work that needs to be done on the common property and get a list to Christine for our next meeting.
- Rocco still needs to get the PVC pipe and chain at the beach removed.
- Dan needs to get the sign at the emergency gate by the beach installed

- If we can't get volunteers to put in and take out the buoys at the beach Jody suggested that we hire someone to get this done. Christine will call around to see who would do this and what the cost would be and bring this information to our March meeting.

BOAT LAUNCH COMMITTEE:

- With the absence of Anne and Rocco a report on the boat launch was tabled to the March meeting.

BY-LAWS COMMITTEE:

- Terry had available for each Board Member a copy of the master list of ballots that have not been returned by Members. Blank ballots with the Homeowner's name on them were available and she requested each Board Member take the ones that were close to them and get those homeowners to complete the ballot and get them back to her.

OLD BUSINESS:

- Christine will have the list and amounts that are in the Swim Tag and Boat Launch Key funds available at our March meeting.

NEW BUSINESS:

- The Board reviewed the Monthly to do list to see if anything for March needs to be done.
- In March we need to put out bids for Lawn care, seal coating the ramp at the boat launch, and the Porta Potty for the beach.
- Dave noted that there is a street light out on Grapevine, Terry will contact ComEd and report the outage.
- A newsletter needs to go out in March, one of the items to be included is asking for volunteers to put in and remove the buoys and a reminder that if a homeowner still has a ballot to be completed for the amendments to the By-Laws to please complete it and send it back to the Association.

As there was no additional business to come before the Board, Jody a motion to adjourn the meeting at 7:50 p.m., seconded by Dave - Meeting adjourned.

Respectfully submitted
Terry Colby, Secretary

NEXT MEETING DATE IS TENTIVELY SCHEDULED FOR March 20, 2018

At Cathy's