

LSG Board of Directors Meeting Minutes
May 23, 2016

Board Members Present:

Jesse Cohen (President)
John Putzel (Treasurer)
Lillian Sawyer (Grounds)
Vikki Rosenbaum (Secretary & Public Relations)
John Gagliano (Architectural)

Board Members Not Present:

Pierre Thiemann (Vice President)

Present:

Dawn Bringe (Property Manager)
One homeowner

Meeting called to order at 7:02 p.m.

Open Session

The Board President opened the meeting up for questions from the homeowner in attendance.

Closed Session began at 7:11 p.m.

Minutes

Motion: Lillian moved to approve the April meeting minutes, John Gagliano seconded, motion carried.

Treasurers Report

John Putzel has reviewed the current budget and expenditures and plans are being made for further review with the Board President, Jesse Cohen.

Public Relations

Vikki called to the attention of the Board several County crime reports received for the neighborhood from the County Crime Viewer.

Dawn Bringe forwarded last month's meeting minutes to be uploaded to the Association website.

Architectural

Three homeowners' Architectural Review applications were submitted for Association approval. Two have been approved and the newest application is pending approval.

Grounds

Drive-through inspections of the neighborhood continue on a regular basis.

VP Report

None.

President's Report

Jesse continues to receive and review all delinquency, legal updates and owner settlements from the Association attorney's office.

Jesse reported that due to the receipt of a considerably large water bill for the months of February/March, efforts have been underway to determine if there are any leaks or malfunction of pool equipment. To date no leaks have been detected and no apparent causes for such an extreme increase have been determined. The pool will be temporarily closed in an effort to make a determination that no leaks exist. Dawn Bringe has been in contact with the County regarding the increased charges. If no leaks or sources are found, the Association will dispute the meter charges and request a discount.

Manager's Report & Old Business

The Board has been informed by the Association attorney that the MRTA documents renewal has been approved by the State.

Dawn Bringe reviewed the items needing Board action or attention and provided a list of the non-compliance notices sent to homeowners.

It was the consensus of the Board to replace the damaged pump house door with a metal reinforced door and a new lock.

Motion: John Putzel moved to direct Ameritech Management Company to take over the management of the Association's Unit 265B, John Gagliano seconded. Motion carried.

The Board tabled for further review and discussion the proposal for alleviating the erosion problem at the tennis courts.

Motion: John Putzel moved to approve H2O Cleaning Systems proposals to clean the playground equipment and the gazebo, Vikki seconded. Motion carried. The Board tabled the cleaning of the tennis court.

Adjournment

Motion to adjourn made by Vikki, John Putzel seconded, motion carried.

Meeting adjourned at 7:55 p.m.