

C.L.B.A. BOARD MEETING MINUTES

November 16, 2016

The meeting was called to order at 7:00 p.m. by Christine Ryder.

ATTENDEES:

Barrett Barcroft	Dave Brown
Jody Colangelo	Terry Colby
Anne Huffman	Mike Kirchwehm
Rocco Liace	Mark McDonald
Dan Myros	Cathy Phillips
Christine Ryder	

ABSENT:

James Rosek

GUESTS:

NONE

BUSINESS SECRETARY'S REPORT:

- Cathy reported that 8 delinquent homeowner's names were sent to the Attorney so that a letter from his office will be sent.
- Cathy is still waiting to hear back from the Accounting Firm in Grayslake that she contacted for a quote to handle our books.
- She also contacted the Assistant District Attorney, Steven DeRue, in regard to the Registered Sex Offenders in the neighborhood and was told that there is nothing we can do as our Beach and playground are considered Private and the rules apply to public playgrounds only.

TREASURER'S REPORT:

- Dan reported the following amounts in our accounts – Checking \$24,140.58, Savings \$3,600.51 and Petty Cash \$13.51. Mark McDonald made the motion to accept the Treasurer's report, this was seconded by Mike Kirchwehm, all Board Members present voted in agreement – Motion passed.
- Christine made the motion to close out the Petty Cash Fund and move the money into the Checking account; this was seconded by Anne Huffman. All Board Members present voted in agreement – Motion passed.

SECRETARY'S REPORT:

- Jody made the motion to accept the Minutes from the October meeting as presented; this was seconded by Dave, all Members that attended voted in agreement – Motion passed.
- The only item Terry had was that Rhonda Marcomb has a new Florida address. She gave this information to Dan and Cathy.

LANDSCAPING/BEAUTIFICATION REPORT:

- There was nothing new to report at this meeting. See old business for discussion on the rip rap project proposed for the Beach area.

BOAT LAUNCH COMMITTEE:

- There was nothing new to report for the November meeting.

BY-LAWS COMMITTEE:

- Terry is continuing to receive copies of the ballots back. She will follow up on ones that have not been returned.

OLD BUSINESS:

- Terry reported that the only streetlight she found out was on Grapevine and she has called a work order into ComEd to get the light fixed.

- The 3 proposals for the work to be done at the Beach were reviewed. It was brought to our attention that we had the incorrect bid from Bill Chase. Barrett will contact Bill Chase to have him update the bid he gave us to match the other 2 we have. Cathy will also contact Capt Rod to inform him that we only have a budget of \$12,000 to see if he will present a new bid for this amount. There was much discussion of what it would take for us to get the Permit for the required work at the Beach. Barrett and Jody volunteered to go to the County to see how difficult it would be for us to file for the proper permit.

NEW BUSINESS:

- Christine let the Board know that she has the Boat Launch Keys and the wrist bands.
- Jody brought to the Board's attention the Lindstrom Landscaping has emailed her that some of their invoices remain unpaid. She will email the unpaid invoices to Dan and Christine and Dan will review the checks sent to Lindstrom and will catch up any outstanding invoices that we may have.
- Mike Kirchwehm volunteered to take care of the branch that is down at the Boat Launch by Caryl Singer's house.
- Several homeowners have indicated that they have not received their bills for the Assessment. Dan will print out and resend the invoices. It was also noted that several of the addresses for our Homeowners need to be updated in QuickBooks. Dan will get this done.
- The Board discussed the fact that Jim Rosek has only made 1 meeting since volunteering to be on the Board, Anne made the motion that a letter be sent to Jim asking him to remove himself from the Board due to his lack of participation; Christine seconded this motion. All Board Members voted in agreement – Motion passed. Christine will put together and send the letter to Jim.
- Christine read a letter that was sent by Betty Knox outlining a few issues that Betty wants brought to the Board's attention. One of the items was that the website had not been updated since the Annual Meeting. Christine has now added the Minutes, By-Laws and Newsletters to the website so it now has current information.
- As soon as we have more information on the Rip Rap project we will ask Anne to put together a Newsletter to be sent to the Homeowners updating them. It was also noted that we need to get all of the emails into the new website so that future Newsletters can be emailed to Members thus saving the Association money on printing and mailing.
- Anne brought to the Board's attention that Michelle Peterson's home on Prospect is now in the Ownership of the Bank and is currently for sale. We will need to watch for the sale of the property.
- A Board Member presented a check to Christine in the amount of \$100 to help Arlene Pascal with her outstanding balance due the Association. The Board Member wishes to stay anonymous. Christine will send a letter to Arlene advising her of this generous donation on her behalf.
- Christine has put together a copy of the "Green Book" showing month to month what needs to be done by the Board. She will email a copy to each Board Member.

As there was no additional business to come before the Board, Terry made a motion to adjourn the meeting at 8:05 p.m., seconded by Barrett - Meeting adjourned.

**NEXT MEETING DATE IS TENTATIVELY SET FOR DEC 14, 2016
AT CATHY PHILLIP'S
7:00 PM**

Respectfully submitted
Terry Colby, Secretary