

SUMMARY OF MARCH ELV BOARD MEETING HELD MARCH 8, 2021

Opening Remarks (President / Vice President)

- President
 - I like the idea of low voltage lighting at Walker Dr Entrance
 - Let's make sure we spend the association money where we can have the biggest impact
- Vice President (None)

Guests

- None

Minutes from Past Meetings (Recording Secretary)

- **The Board voted to approve the Minutes from the January board meeting as presented by unanimous vote**

Treasurer's Report (Treasurer)

- Treasurer's reports were sent out prior to this meeting. All reports are on file with the Treasurer
- Current balances in the ELV accounts were presented
- Status of dues payments
 - Received payments from 500 residents
 - Allowing a 15 day grace period due to extenuating circumstances with mail delays
 - Typically a late fee is assessed after ~1 week
 - Late fee of \$25 is in the fine schedule
 - **The Board approved a 15-day grace period for receiving 2021 dues payments due to extenuating circumstances with mail delivery this year by a vote of 9 votes in favor and 1 against**
- **The Board voted to approve the January 2020 Treasurer's Reports by unanimous vote**

Ongoing Business

- Recent Electronic Approvals (Recording Secretary)
 - None this month
- Membership Update (Membership Chair)
 - Greeted two new residents this month
 - Sent no sympathy card this month
- Newsletter (Corresponding Secretary)
 - Newsletter deadline is April 2nd
 - Kathleen sent invoices to several business for newsletter advertising
 - Kathleen picked up five 2-sided lawn Coroplast signs used to announce HOA meetings for \$225
 - Kathleen updated the non-phone number parts of the ELV Phone Directory.
 - Book on HOA guidelines and procedures
 - Kathleen found a book focused on HOA procedures and inquired if this would be a good purchase for the board
 - John F thinks bad idea to utilize a book that was written with premise of generating income for the authoring attorney
 - Board will not acquire the book
- Lake Levels and Treatments (Lakes Chair)
 - Lake levels were not measured this month due to ice
 - Presented LakePro proposal
 - Line 11 indicates the run rate \$32,496
 - Line 16 indicates the minimal budget (assuming no aeration)
 - Increase from 2020 is a couple percentage points
 - Jim recommends approving contract with LakePro and a budget of \$38,000
 - LakeProe typically performed 2 biobase mappings, they are recommending only 1 this year,
 - Shows if anything is accumulating / decreasing in any areas of the lakes
 - There is also a vegetation survey done periodically
 - Lakes chair has a \$100 expense allowance
- Security Update (Security Chair)
 - No update (Absent)
- Recent Maintenance Notices (Maintenance Chair)
 - Dog house replacement
 - Found large rocks that could fit over the water meters

- Some will need different sizes based (Model 110 vs. 104)
 - Derick would need to measure
 - The strength of the rocks is unknown
 - Derick can purchase one for a trial, which would fit within funding allowances
- Derick will pull out reflectors once ground is thawed and keep in reserve
- 5-Year Plan (Special Projects Chair & Recording Secretary)
 - Volunteer recruitment
 - No current progress
 - LFA will take up budget if approved for 2021
 - Let's stay ahead of the curve for 2022
 - Top priorities: beach sand, sidewalks, entrance lighting, play equipment, entrance signs, website
- Follow Up on Prior Restrictions Issues (Restrictions Chair)
 - Fine was collected from a resident for state of their property; matter is now closed
 - Received a request for residents patio work, John F will forward details to the board for formal approval
- New Restrictions Issues (Restrictions Chair)
 - Review is ongoing for a resident's backyard renovation; John F is drafting a response to resident
 - Kathleen will follow up with resident about plans for a backyard patio
 - Approval procedure
 - A clear procedure needs to be enacted and approved
 - John F is committing to drafting by next board meeting
 - In the meantime, we need to keep things moving for homeowners that are wanting to do spring projects
 - Document needs to be based on founding documents

Old Business

- Laminar Flow Aeration (Lakes Chair)
 - Jim sent out a summary prior to the board meeting
 - LakePro is still the most cost effective option
 - Air hose will need to be above ground from compressor unit to the lake
 - Hoses could be covered in some way
 - Electrical budget could be a fair amount
 - Jim proposes a not to exceed amount of \$23,000 and try to execute lower
 - Is there a plot plan, etc. for proposal for board to approve the execution?
 - Jim will look into if we have one
 - Less than 2'x2'x2' size – suggested to be placed above the wall near the lot line
 - Will propose an execution plan for final approval if the project is approved
 - Current special projects budget is \$20,000
 - Feedback from homeowners
 - Only one resident voiced opinion against LFA, due to the cost and uncertainty if it will work
 - **Board approved the LFA special project with a budget not to exceed \$23,000 by unanimous vote**
- 2021 Budget Revision
 - Lakes Update
 - Already approved
 - Maintenance Update
 - Up through item 9 on the maintenance budget is already approved
 - Current maintenance budget \$26,400
 - Children Social Update
 - Children's social budget not impacted until December event
 - Adult Social Update
 - Seeking funding of \$2,750 which is equal to the proposed 2020 holiday event budget
 - Funds would allow for small monthly events (\$20-50 per event) and to split the rest of the funds between July and December larger scale events
 - Kannav will compile a budget reconciliation for April meeting for final approval and decisions
- Status of social activities
 - Children's Easter event (Children Social Chair)
 - All set, add Amber's notes
 - Children's Bake Off event (Children Social Chair)
 - Will tie into the movie night (same theme)

- Submission date is April 17th
 - Winner's announced at the movie night
- Family Movie Night (Children Social Chair & Adult Social Chair)
 - Matt will offer his speaker for movie nights
 - Looking for a sub-committee chair
 - Could be held monthly or twice monthly
 - Food trucks will not charge a deposit if enough business
 - Approx 60 people buying ~\$10 each for trucks to be willing to come without deposit
 - Unknown if Taco truck will refund deposit under same circumstances
- Event equipment: projection, tents, etc. (Adult Social Chair)
 - Purchased projector for \$351.97
 - Amanda requested \$150 for a portable speaker
 - Matt offered to lend his speaker
- Adult Social Calendar for 2021 (Adult Social Chair)
 - Upcoming events
 - March 21st 3-5pm Shamrock Shuffle Race
 - April 21st 5-8pm Hero or Villain Food Truck with movie shorts.
 - May 7th 6-9pm Mamas Taqueria Adult Food Truck Evening
 - May 23rd 1pm Seed and Plant Exchange
 - June Euchre Tournament
 - July (Christmas in July Adult Social Party if funds are allocated)
 - Movie and Big Game Events to be added as they come up and based on volunteer help.
 - Amanda has set up a couple of trial food truck events.
 - Based on attendance they will continue to come to ELV on a regular basis without a deposit based on how these initial events go Future board meeting schedule (President)
- Future board meeting schedule (President)
 - Kathleen and Kannav drafted a list of potential dates balancing newsletter deadlines and financial statement availability
 - Board members will confirm dates and vote in April meeting
 - Will keep April 12th date due to Easter and Spring Break
- Walker entrance reflectors
 - Derick will pull out the reflectors once thawed and store them

New Business

- Procedures for bylaw violations of board members (Restrictions Chair)
 - Tabled for a later month
- Fun Walk for Unshackled through ELV (Vice President)
 - Lexi Schwartz left the church now with Hope Against Trafficking
 - John M contacted her, but no response yet, will drop the issue for now from the agenda
- Spring Meeting
 - Topic will be to present an amended budget
 - Will look at Troy Union or Walker Beach

Tabled Business

- Architectural Approval Process (Restrictions Chair) - TBD

Other Action Items

- Water meter dog houses:
 - Derick will measure and purchasing for smallest meter as a trial
- Picnic tables
 - Brandon will include in budget reconciliation

Date of Next Meeting

- The next meeting will be held on Monday, April 12, 2021

Adjournment

- The meeting was adjourned at 9:19 p.m.

APPROVED as presented on April 12, 2021