

SUMMARY OF NOVEMBER ELV BOARD MEETING HELD November 5, 2018

OFFICER REPORTS

President

- Northern Impressions picked up dirt from my backyard, about 110-120 yards were hauled out and over to the Walker Beach lot. I wanted to ensure I would be providing any funding needed to pay for the removal and hauling of this dirt. **The Board discussed and determined that the dirt is of more value than the cost to remove it from the backyard, load it and haul it over to the beach lot.** Brandon does not owe ELVHOA any money and the Board thanked him for his donation.

Vice President

- Reviewing ELV Policy Letters for conflicts with ELV Restrictions and so far have only identified a conflict pertaining to fences at ELV perimeters.
- As a reminder, per ELV bylaws, the VP is official member of all committees.
- ELV bylaws do state that homeowners more than 10 days in default lose all privileges. Discussion of this fact ensued with the question being asked whether this includes lake privileges and if so, who would be responsible to enforce this? The Vice President indicated that this would include lake privileges and the ELV Board would be responsible to enforce.
- Section 1 of bylaws only permits a single family home on a lot.

Recording Secretary

- Created and issued the draft minutes and agenda for the October and November Board Meetings, respectively.

Corresponding Secretary

- ELV Holiday Party is Friday, December 21st, 6 pm—10 pm at Picano's. Payment of \$28 per person is due to the Holiday Party Committee by December 14th. No tickets will be sold at the door. Family style dinner, soup, salad, pasta, dessert, soft drinks, tea and coffee will be served and there will be a cash bar.
- Kurt Bovensiep (Troy DPW) emailed me looking for bacteria counts on our lakes for compliance for the city's state permit for water quality. I told him we haven't done bacterial counts for a few years, but that we do have water testing done and that we treat our lakes against algae and unwanted aquatic weeds, and that we have begun adding desirable plants to our lakes to take up nutrients.
- An ELV resident is contacting the new group that wants to decorate the entranceways to learn of their plans so I then facilitate coordination with the volunteer that has been doing this task for a few years.
- Peak Physique has paid \$120 cash for a three (3) month ad run which ends with the November newsletter.

Treasurer

- Paid the pipe laying company for Walker Beach and sent the second installment to Northern Impressions.
- Paid the bill for water testing completed on Sandshores Lake - it was \$675.
- The Lakes Chair moved to approve the OCTOBER Treasurer's Reports. The Vice President seconded and the Board approved.**

Current Balances – ELV Accounts

Operating Account: **\$54,656**
Reserve Account: **\$100,123**

Assistant Treasurer (OPEN)

Lakes

- The lakes have risen 3-4 inches since last month. The drain between Emerald and Pebble is flowing.

Security

- No report.
- **Board members discussed security patrols in ELV. The consensus reached was that the extent of the patrolling as has been scheduled and/or occurring is in compliance with the language in the by-laws.**

Maintenance

- Water meters have been removed and winterized.
- The Board needs to decide on renewal of our contract with LakeFront Lawncare. **The Board decided that we do want to renew with this contractor with no changes necessary to what is in existing contract other than to clarify when we want the contractor to weed.**

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- Repair of the sprinkler at the Walker Beach lot is needed. During the recent renovation of this beach lot, MissDig missed marking this line as well as an electrical line. DTE came out and repaired the electrical line already.

Restrictions

- Received a complaint from an ELV resident about a bridge built over the creek upstream from their house. That land is not in our ELV control. I directed the resident to call the county.
- An ELV contacted me for approval on some back yard work, I reached back immediately only hearing back after I was headed out of state. I will try to connect with the resident tomorrow to get further information.
- An ELV resident has provided blueprints for the construction of a house for the Board to review.

Membership

- Sent two sympathy cards out this month.

Special Projects

Walker Beach Renovation Project:

- The beach lot work is complete for the 2018 year. Northern Impressions billed us the remaining \$2,750.00 that the Treasurer paid this week. The estimated cost to complete the remaining work is \$9,885.00
- The wall is mostly complete, contractor wants to leave an open area to get his equipment in during the spring.
- The broken sprinkler line is buried at the end of the side walk and will need to be repaired.
- Bricks that were removed are saved and can available for another possible use in one of the common areas in ELV.
- Contacted the DEQ and will be attempting to get a permit to dredge for **all** the beach lots.
- An ELV resident did a nice job taking pictures with their drone of the before, during and after of the renovations at Walker Beach. A thank you to this resident should be placed in the newsletter!
- Continue to be in touch with a painter that is interested in the project for painting signs on the street next to the storm water drains and will work on getting more quotes.
- Looking at all the common areas for possible improvements that might be made.

New Business

- Reviewed the proposed calendar for 2019 ELV Board Meetings provided by the Recording Secretary. **The Board determined that this schedule looks good.**

Date of Next Meeting – The next meeting will be held on Monday, December 3, 2018.

Adjournment – The meeting was adjourned at 8:57 p.m.

APPROVED as amended on December 3, 2018.