

**Valley Pond Townhome Association Board Meeting  
February 14, 2017  
Gene and Susan Bauer's 2018 Lincoln Street**

**Call to order and Welcome** by Jim Pence at 7:00 pm

**Building Representative present:**

<b>Bldg. 1:</b> Jim Pence	<b>Bldg. 4:</b> Jaye Lawrence	<b>Bldg. 7:</b> Susan and Gene Bauer
<b>Bldg. 2:</b> Carmen Sevcik	<b>Bldg. 5:</b> Tim Nielsen	<b>Bldg. 8:</b> --
<b>Bldg. 3:</b> Dan and Jan Foley	<b>Bldg. 6:</b> Norm Watt	<b>Bldg. 9:</b> Sherry Freking

**Officers present:** Jim Pence, Anita Hellie, Sherry Freking

**Secretary's report:** M/S/P: Susan Bauer/Norm Watt to accept the secretary's report.

**Treasurer's report:** M/S/P: Tim Nielsen/ Jan Foley to file the treasurer's report for audit.

Driveway between buildings 8 and 9 is fully paid.

<b>Expenses:</b> \$1,275.00	<b>Income:</b> \$9,457.07
<b>Checking 1/31, 2017:</b> \$75,182.70	<b>Savings:</b> \$310,041.16 = <b>Balance:</b> \$385,223.88

**Old Business:**

**Architectural Committee Report:** Anne, Norm, and Jowane  
No submission at this time.

**Spreadsheet committee:** Frank, Jim D., Joe, Gene  
Jim will email Frank and Gene for a meeting date to check the accuracy of the spreadsheet information.

Information for the Annual Report and Booklet is due the end of April.

**Annual Meeting** will be held at the High School on May 9, 2017 at 7:00 pm.  
Seating will be arranged so people can better hear people speaking at the meeting.

**New Business:**

**Gene Moninger Condolences:** Our condolences to Gene Moninger on the death of his wife Earlyne Moninger on January 20, 2017. M/S/P: Tim Nielsen/Susan Bauer to send a memorial gift of \$50.00 to Gene Moninger to be used as a memorial of his choice.

**Nominating Committee:** Current members on the board will be asked about continuing their work on the board. Any replacements will be sought out to replace those who cannot continue in their current position.

**Committee Structure:** Committee structure will be left as it currently is.

**Association Policies Information Booklet:** Realtors need an association document and the name of the person to contact should they have questions about the Association. Jay Lawrence and Sherry Freking will write an association document to be used by realtors.

**Self-audit committee determined:** Committee will be Frank Balster, Joe Grundhoefer, Susan Bauer and Jim Dale.

**Lawn Care:**

M/S/P: Tim Nielsen/Norm Watt to hire the Huerta Brothers.

Report by Carmen Sevcik on the Huerta Brothers contract:

Lawn care basic monthly service	\$1255.27
Fertilizer service	\$1669.00
Early spring	\$583.00
Late spring	\$543.00
Fall spring	\$543.00

Carmen was asked to have a letter or personal visit about chemicals used and do they proved options.

**Sam Mastin's foundation is bowing:**

Questions asked:

Whose insurance company covers the cost of repair?

Should a building inspector be contacted to check out the problem/cause?

**Griff Wigley's Invoice for Website:**

M/S/P: Sherry Freking/Jaye Lawrence to pay Griff Wigley \$16.92 for the invoice for the website.

**Other Business:**

Sherry Freking raised the question about whether or not we should increase the dues.

It was decided that the spread sheet committee would decide what we will do based on their findings as they review the spreadsheet and project future costs.

**Next meeting:** March 14, 2017 at Jan and Dan Foley's

**Adjournment:**

M/S/P: Tim Nielsen/Carmen Sevcik to adjourn the meeting.

Respectfully submitted,  
Anita Hellie, secretary