

Valley Pond Townhome Association Board Meeting
April 14, 2015 7:00 p.m.
Jerry/Anne Krause's 2107 Hidden Valley Road, Bldg. 1

The meeting was called to order by President Jim Pence at 7:05.

Building Representatives present:

Bldg. 1: Jim Pence, Jerry Krause

Bldg. 2: Carmen Sevcik

Bldg. 3: Jan Foley

Bldg. 4: --

Bldg. 5: Jim Anderson

Bldg. 6: Norm Watt

Bldg. 7: Jim Dale, Gene Moninger

Bldg. 8: Myron Dack

Bldg. 9: Gary Freking

Officers present: Jim Pence, Anita Hellie, Sherry Freking

Other Members present: Earlyne Moninger, Anne Krause, Dennis/Sandra McClintock

Secretary's report: M/S/P: Jim Dale/Gary Freking to accept the Secretary's report.

Treasurer's report: M/S/P: Norm Watt/Carmen Sevcik to file the treasurer's report for audit.

Old Business:

Annual Association Meeting : May 12, 2015 7:00 p.m. Will be held in the Community Center. Please promote attendance.

Come early to help set up. Carmen Sevcik/Sherry Freking will head up the food.

Seal Coating Update: Gene Bauer was unable to attend this meeting. It was pointed out, however, that seal coating is done every three years. Further discussion was tabled until the May meeting.

New Business:

Architectural Committee Reports: Request forms for building changes, planting/removing plants and trees will be available at the annual meeting.

Lawn Care: M/S/P: Jim Dale/Norm Watt to not have mulching done in 2016 as the trees have plenty of mulch to last two years.

Other Lawn Care Concerns: Request that Almen be at the June board meeting to discuss details of the contract and to review work performance from June 2014-June 2015

Carmen is to be notified prior to seeding or spraying so members can be notified. The number of days Carmen is to be notified before work is done was not determined. This is open to further discussion. We want to keep communication open.

Members not wanting their lawn sprayed need to put out a DO NOT SPRAY sign in both the front and back yards.

Needed: A sequence of events for doing the lawn work is needed so home owners are prepared and know what to expect.

Self-Audit: Frank Balster, Joe Grundhoefer, and Susan Bauer met with the Treasurer Sherry Freking to go over the Treasurer's books.

M/S/P: Gary Freking/Norm Watt to accept the Audit Committee's Report.

M/S/P: Jim Anderson/Jim Dale to shred any documents older than 7 years that are not needed.

Agenda Item for the Annual Meeting that we pass a By-law that gives the treasurer authority to make a maintenance payment of \$500.00 or less without board approval.

Dues: M/S/P: Jim Pence/Gary Freking to not increase dues this year and to do annual reviews concerning work done on buildings and the need to increase dues so there is a reserve for shingling.

Building History Documents: We need someone who would keep records updated of building work done.

Compensation for officers and committee members for services rendered: To do so would require a change in the By-laws. It was agreed to leave it as it is for now.

Adjournment: M/S/P: Myron Dack/Jim Anderson to adjourn the meeting.

May Meeting is the Annual Meeting on May 12 at 7:00p.m. at the High School Upper Lunch Room.

Respectfully submitted,
Anita Hellie, secretary