

Monthly Board Meeting – February 7, 2023

Community of the Cross Lutheran Church

Board Members Present

Chuck Amlaw, Acting President; Carol Pavlik, Treasurer; Wayne Evavold, Rules and Regulations; Lisa Feldner, Landscaping and Grounds; Rod Wooten, Member At Large

Board Members Absent

Christine Hazen, Member At Large; Tim Hinz, Maintenance and Architecture

Meeting called to order at 6:04

Homeowners Present

Don Johnson; Becky Amlaw

Secretary Position

Becky Amlaw again offered to be the Association Secretary. Chuck pointed out that the secretary does not have to be a Board member, therefore she would not have a vote (there would not be two Board Members from the same household which is not allowed). The letter that Becky had submitted in 2021 when she first volunteered to fill this position was presented. The vote was 3-2 against having her fill the Secretary position, to be rediscussed when all Board Members are present.

Chuck said he'd take his turn as Secretary for this meeting.

Approval of Minutes from last meeting

Carol had changes in wording she wanted made in her Treasurers report. These will be made.

Lisa wanted a change in the Rules and Regulations section concerning Wayne's job description. Wayne stated that it was Lisa's statement about trash cans left on the street before the coming snow that made him decide to move the cans off the street. Chuck pointed out that there is no official job description for the Rules and Regulations Director but that he deals with issues as he sees fit. Lisa also didn't like that she had sent a text to Chuck that a storm warning was issued and should we send notice out to everyone and remind everyone to move garbage cans off the street so they would not be in the plows way or be damaged by the plows. The text said there were cans in the way. Chuck notified Wayne as the Rules and Regulations Director to deal with violations as this was a Tuesday. Chuck got in his car and drove around the neighborhood. There were no garbage cans on the street. Wayne went out and walked the neighborhood (he had moved all the cans that were on the street back to the garages the night before) and he found no garbage cans either. Wayne asked if Lisa had delayed a day in sending her text. There was heated discussion and Rod called for a change in "tone" at our meetings. He would like to see a calmer more respectful atmosphere. The entire Board was in agreement.

The vote was four to approve, no against and one abstain. Minutes were approved as submitted with the exception of the Treasurers report.

Old Business

-Lisa and Chuck discussed the process for providing ice melt while Christine is out of town. Moving forward, Chuck will email Lisa the requests, Lisa will text Chuck with address and weather it should be picked up or delivered.

-Meeting room for Board meetings. Chuck reported that he followed up with Community of the Cross Church and secured the dates for the meetings, negotiated pricing and signed the contract for 2023.

-Ice dams. Chuck followed up with Tim about ice dams and whether we should be involved in snow and ice removal from roofs. Tim reports that it is the homeowners' responsibility to remove ice from roofs. Chuck suggested that we look into this further and gather some information before making a decision. He called the insurance company to get their input. They feel that it might be financially beneficial to do the snow removal for the homeowners because claims for ice dam damage is considered chargeable damage and if claims go above the \$20,000.00 deductible mark our master policy will increase in price. **Also, we need to find out what it actually costs to remove the ice. We need further clarification from the insurance people, see how much damage we have to deal with and look at whether we should be involved in this. This issue will be taken up in our June meeting.**

Directors Reports

President: Chuck

Web Site. Chuck with Becky's help is updating and making corrections to the Web Site. We're working on getting access to original documents so we can correct, update and change existing documents.

Chuck asked for opinions about the Board Member section of the Web Site. The vote was four yes and one no to have pictures with our names and titles. The vote was five yes to have a sentence or two about each member. He asked that these picture and short statements be brought to the next meeting. If someone doesn't have a picture, we can take one at the meeting.

Treasurer: Carol

\$61,000.00 at BMO Harris is ready to be invested elsewhere. A discussion developed that came around to money that is invested where it isn't earning what it could if put elsewhere. Carol doesn't like or want this to come up all the time. Wayne wants people to maximize returns on where our money is and stated that it took a year to get any investments made that earned larger returns. Lisa suggested we review money investments on a schedule, maybe once or twice a year, to avoid it being on the monthly agenda. Another heated discussion followed and Lisa suggested that where money is invested shouldn't be discussed more than once a year. Wayne and Chuck both said that it needs to be discussed more often especially with rapidly changing markets and rates. It was decided that even if we didn't make as much return on our investments, we wouldn't bring this up again until the April meeting.

Rules and Regulations: Wayne

Wayne spoke about trash can control and an ongoing parking violation in a turn around area. He'll stay on it

Landscape and Grounds: Lisa

There are more billing issues with Republic. She and Carol are following up.

Sand barrels are being filled this week.

Sand was spread on driveways.

Ice from the roof is falling off and refreezing on the ground. Lisa says this is the homeowner's responsibility to deal with.

Things are OK with Miller and their contract is up in October. She talking about whether to get other bids for this work. She wants to try and get some things such as aerating back into the contract. They were dropped without her knowledge.

Architectural and maintenance: Tim

A few jobs for spring projects and one ice dam problem he is dealing with the homeowner on.

Member at Large: Rod

Rod is concerned about the tone of our meetings.

New Business

Renters. There is concern about the number of renters in our Association. It was decided to put this discussion off until our April meeting.

Ice control. Chuck brought up the question of what triggers the decision to have Miller sand our driveways when it is slippery. Lisa says that she doesn't make the decision unless she gets several requests from homeowners to have it done. No money is earmarked for this so it comes out of Landscaping's general budget.

No other new business

Meeting adjourned.