

Island Lake North Bay Condominium Association

Board of Directors Meeting

Tuesday, May 29, 2018

Minutes

I. Call to Order: 8:07 am at the IL Boathouse.

Board Members Present: Rob David, Mark Schireson, Bill Pfeiffer, John Rilly, Sue Hall; Lora Wright, AMP

II. Approval of Agenda: A motion to accept the May 29, 2018 agenda was made, seconded, and approved.

III. Approval of Minutes:

A motion to accept the April 16, 2018 minutes was made, seconded, and approved. Minutes will be released to all homeowners by Lora Wright. *Note: March meeting was cancelled.

IV. Community Forum: None

V. Committee Reports:

- A. Landscape & Aesthetics Committee: Kathie Nesi, L & A NB Chairperson, presented the L & A updates to the Board. Additionally, from the L & A committee, Charlene Bartlett and Theresa Jary, in charge of shrubs, along with Kathie Nesi, discussed shrub updates with the BOD. The BOD thanked Kathie, Charlene, and Theresa for their significant time and research put into maintaining and enhancing the aesthetics of NB.
- B. Social:
 - 1. The first 'Float 'Your Boat' took place May 25, 2018. The weather was beautiful, and everyone enjoyed the evening. Upcoming 'Float Your Boats' are the 4th Friday of the month during boat season. Additionally, Venetian Night with South Harbor will be July 14 at 7 pm. If it rains, Venetian Night will take place at the IL Boathouse.
 - 2. Book Club is scheduled June 20, 2018 by Dona Childress. Host: Kathie Nesi; Co-host: Sheila Wade.
 - 3. The Annual North Bay Golf Tournament, chaired by John Rilly, is scheduled July 15, 2018 at the Links of Novi Golf Course.

VI. Management Report:

- A. Administrative: None
- B. Financials: Updated statements were received, reviewed and accepted.
- C. Work Order Log:
 - The updated list was reviewed.
 - McGlinch and Son continue to work on replacing rotted trim boards.
 - First Board priority in the budget is structural issues vs aesthetic.

VII. Island Lake Master Board Update:

- A. North Park Bathrooms: restitution for damage has been finalized.
- B. Fitness equipment: New treadmill arrived.
- C. Triathlon is scheduled July 29, 2018.
- D. IL swimming pool is under repair.

VIII. Interim Actions by Board of Directors: None

IX. Unfinished Business:

- A. NB Conservation Easement: A motion to hire Drew Lathin, Sustainable Landscaping, to cut, drop, and herbicide NB willows was made, seconded, and approved.
- B. Address numbers for end building units: A motion was made, seconded, and approved to purchase address number plaques for all end units for a cost of \$1,086.84.
- C. Repair of lawn damage: In process with Clean Cut and Beauchamp.

X. New Business:

- A. Violation Letter: Installation of Invisible Fence, per by-laws, must be disabled.
- B. Concrete Replacement and Lifting: A motion was made, seconded, and approved for \$5,000 in concrete flatwork and steps; and \$3,000 in lift and level.
- C. Letters to Co-owners Regarding Non-Compliant Decks: A letter and email will be sent to homeowners who still need to stain their decks white prior to 12-31-18.
- D. Blue Spruce Sprig from the Michigan Organ Donor Association in Honor of Alanna Nagi: BOD determined that when the sprig is large enough to survive, Stephanie Nagi and the Landscape and Aesthetics Committee, together, study/determine the best location for planting.

XI. Adjournment: 10:13 am

XII. Executive Session: The Board met in Executive Session to discuss relevant matters.

Next Board of Directors Meeting: Monday, June 18, 2018; 6 pm at the Boathouse

Respectfully submitted- Sue Hall, Secretary