

Island Lake Woods Condominium Association
Thursday, February 23, 2017

MINUTES

1. CALL TO ORDER: 7:00 pm, 23 February 2017
2. ROLL CALL
Board Members Present: Richard Bartlett, Mike Czarnota, Glenn Lowenstein, Drew Baker and Lora Wright (AMP)
3. APPROVAL OF WOODS BOARD OF DIRECTORS NOVEMBER 22, 2016 MEETING MINUTES –
Approved as submitted
4. COMMUNITY FORUM: None
5. MANAGEMENT REPORT:
Administrative:
Item #1 Master Association update presented by Board President, Mike Czarnota and Lora Wright. The Master Association Board has elected to continue their study of various aeration methods employed across the country. At the same time however, the Board has tentatively approved an agreement to lease equipment to mechanically aerate the lake and the below-surface weed development...rather than chemically treat the water as they have in the past.
Item #2 Work Order Log. Ms. Wright submitted a full Work Order Log for the past several months for the Board's review.
Item #3 Richard submitted the final 2016 Budget review versus actual costs incurred. Overall the operational costs remained on target with several pluses and minuses on the various line items of costs. The targeted reserve did show an under-accrual result for the year but that will be fully recovered in 2017.
6. UNFINISHED BUSINESS:
Item #1 – Timber Trail Backyard Landscaping – The Board still has no concrete plan for developing ground cover for the area's backyards. Richard agreed to use his contacts to arrange for a soil study/analysis by the forestry department of Michigan State University. Ms. Wright again agreed to meet with Beauchamp Landscape to further research the situation and explore any suggested solutions. The Board anticipates having some form of recommendations from both Beauchamp and Michigan State University by the week of March 20th, 2017.
Item #2 – Driveway Cleaning – The latest round of driveway cleaning has yielded acceptable results. Although, not perfect, it seems that this is as good as we are going to be able to get.
Item #3 – Spring Walkthrough Update/Landscaping – Neighborhood walkthrough is now scheduled for the Board for Saturday, May 13, 2017, commencing at 9:00am.
7. NEW BUSINESS: Nothing to address. Next meeting set for May 22, 2017.
8. EXECUTIVE SESSION: Board met in Executive Session to discuss relevant matters.

Island Lake Woods Association Meeting, February 23, 2017

9. ADJOURNMENT 8:20 PM

Respectfully submitted,

Glenn Lowenstein
Recording Secretary