

Island Lake of Novi
Master Community Association Minutes
April 10, 2019

Present: Rob David (North Bay) , Tom Valade (Orchards), Alison Dolin (Vineyards), Jerry Singh (Shores) Brent Ferrell (Arbors), Hal Fetch (Preserves), Arul Thirumoothi (Reserves), Jerry Frolich (Woods), Bill Pfeiffer (Financial) and Ron Hall (Community Manager), Absent: Dave Butler (South Harbor),Kathy Miller (Arbors)

1. **Call to Order:** President Rob David called the meeting to order at 5:10 pm.
2. **Approval of Agenda:** Mr.Fetch motioned to approve the agenda, Mr. Thirumoorthi seconded, all in agreement.
3. **Approval of Minutes:** Mr. Valade motioned to approve the minutes from the Nov. 14 2018 meeting Mr. Fetch seconded, all in agreement.
4. **Community Forum:** none
5. **Interim Action by Board:** none
6. **Financial Report**
Mr. Pfeiffer provided an overview of the financials and highlighted some of the expenses thru February. Mr. Fetch moved to approve the February 2019 financials. Mr.Valade seconded, all in agreement. Motion made and approved to move some of the operating funds to higher interest account (it was noted the funds are immediately available).
7. **Old Business**
 - a Signage - Mrs Dolin wants to prioritize the repair of the signage throughout ILON with the trailhead signage being done first. Mr. David outlined the plan to secure pictures of all signage along with a map and to complete the work in segments. Also to secure estimates prior work being started.
 - b. Pickle Ball- Mr. David brought up that several residents wanted to be able to play Pickle Ball and that it is played on the tennis court in a smaller area. We will secure different color stripes and add them to the tennis courts.

8. **New Business**

- a. Master Board Meeting date - It was proposed to have the Master Board Meetings which are normally held the third Wednesday of the month be in: March, June, September, (Oct – Budget) and November. Mrs. Dolin motioned the months be adopted it seconded, agreed by all.
- b. Marihuana Act – Mr. David discussed the relevance of the Act to ILON and it was jointly agreed to adopt the policy as the City of Novi adopted as well.
- c. Expansion of the Exercise Facility - A few residents had suggested to expand the facility and it would reduce the size of the kids playroom. It was decided not to expand the Exercise Facility at this time and to look at expansion of the entire Boathouse. Mr. David has an architect friend he is going to talk with just to determine the correct questions are for the Board to discuss.
- d. Additional Dog Waste Stations - Mr Fetch felt that there should be additional dog waste stands. A map was provided showing the current waste stands along with the cost to purchase and maintain. It was agreed 3 additional dog waste stands will be installed. One in the Preserve near a trail entrance, one in Reserve around the Park and one off Ravine Dr. at the trail head which heads north into the wooded area.
- e. Hold Harmless Waiver Sign or Form- Mr. David outlined for the group that we currently do not have people using the Exercise Facility a hold harmless agreement when they utilize the facility. It was agreed that a sign would be added that individuals are utilizing the equipment at their own risk.

9. **Management Report**

- a. North Park Frozen Water Line – Internet / Camera - The 2 inch water line froze right at the valve spray water all over the mechanical equipment and the City of Novi had to come out and turn the water off. Subsequently, we had Plumbing Professor repair the water line and Bratcher Electric check the electrical system. As a result of getting wet the electronic got wet and damaged the internet communication system (the dish) that communication with the dish on the Boathouse. The gentleman that installed it has moved to Grand Rapids and will not return calls. Mr. Thirumoorhi has an excellent company that installed his security system so Mr. Thirumonorhi is going to provide Mr Hall with his contact information to see if he is able to repair the system. The Key FOB's that were in the system prior to the event will work for the bathrooms but new owners will not be able to access the bathroom till the system is repaired.

- b. Lamp Post Replacement – The damaged lamp post on Shoreline Dr. between Ravine and Timber Trail was replaced. An additional post and lamp are stored in the Boathouse basement as it takes 6 to 8 weeks to get them when ordered.
- c. Boathouse Updates and Maintenance-
 - i. Air vents in the boathouse house were cleaned and new vents installed.
 - ii. The locker rooms and unisex bathroom floors were cleaned
 - iii. The handicap bench was replace in the unisex bathroom
 - iv. Interior touch-up painting of the boathouse trim and damaged areas are being painted
 - v. The Annual Backflow Prevention Test were completed as required by the City of Novi
 - vi. The annual Kitchen inspection – passed
 - vii. The front railings were welded where they broke of the winter and painted
 - viii. The Fire Suppression System which has an air compressor system continues to leak and we are having the company evaluate how to repair it as it is extremely loud when the compressor kicks on.
- d. Tennis Courts nets have been installed and we are going to fill the cracks in the courts.
- e. Two new green benches have been installed by the tennis courts.

10. Member Roundtable

- a. Logo Matt for entry- There was a discussion about having a logo mat placed inside the Boathouse and instead it was agreed to get a price to refresh the pavers in front of the entrance steps to enhance curb appeal.
- b. There was a discussion about the pool temperature and it was brought up that the pool is set at the prescribed temperature for the owners and swim team.
- c. There was a discussion about dogs at North Park and the conclusion was to look at adding a camera facing the beach and to remind owners dogs are not permitted.
- d. Landscape Company- Each sub association President wants to meet with Beauchamps to review and discuss issues relating to their sub association
- e. Lifeguard coverage & compensation- Mrs Dolin brought up her concerns that we need to make certain we have coverage for the season as many of the girls were on the swim team at school and leave prior to the pool closing. Mr Valade and Mr Arul along with Mrs. Dolin felt that increasing the compensation would help ILON attract and retain lifeguards and pool attendants. It was agreed to pay Pool Attendants-

\$10.00 an hour, 1st year Lifeguards \$11.00 an hour and 2nd year Lifeguards \$12.00 an hour. With Pool Mangers slightly more. Mr Hall thought that having 2 pool managers would help in the scheduling.

It was also decided if a Pool Attendant got the Lifeguard certification that cost around \$225 to \$250 plus 25 hours of training – to reimburse the person \$100 at the end of the season this year and additional \$100 if the return and stay to the end of next season.

Shirts for the pool staff have been ordered and received.

11. Adjournment: 7:50 pm