

ISLAND LAKE OF NOVI COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
APRIL 30, 2025 6:00PM
THE BOATHOUSE

MEETING MINUTES

- I. Call to order at 5:35pm by Mark Campbell
 - a. Roll Call: Mark Campbell, Mike Kasanic, Ed Sadik, Ajay Raman, Paul Fox, Greg Sorrentino, Tom Flynn, Paul Bondie from the Wood, and Andy Lefevre, Samir Pimputkar, Arul Thirumoorthi, and Sentry Management representatives Natalie Liles and Jennifer Pellerin.
 - b. Addition/deletions to agenda – None.
 - c. Ratify any Board decisions via email – Motion by Andy, second by Paul to approve Sunrize irrigation replacing the backflow device for \$17,321.15. Motion passed with all members in favor.

- II. Review of Meeting Minutes – Motion by Paul Fox, second by Paul Bondie to approve the January 29, 2025 minutes as presented. Motion passed with all members in favor.

- III. Community Forum - Community members came to share concerns regarding the geese and the beaches. Offered ideas on goose round up and beach cleanings.

- IV. President's Report was presented by Mark Campbell.
 - i. Working on getting digital id emails out to residents.
 - ii. Dave will no longer be able to provide his handy-man services. Hired a new contractor, Austinscapes, as a trial. They are \$50 per man per hour.
 - iii. Facebook attorney letter received from co-owner – The Association's attorney suggested no board members should be posting on the Facebook page.
 - iv. Wood replacement at the boat launch dock was approved.
 - v. Parking lot crack filling and seal coating project is approved and will be completed in the next week.

- V. Management Report was presented by Natalie Liles.
 - a. Reviewed the manager's report, completed actions, and community improvements.
 - b. Reviewed action item report.
 - c. Reviewed annual planning calendar.
 - d. Reviewed the open work order report - Work orders are being completed in a timely manner, 44 in 2025 completed and 181 completed in 2024.

- VI. Treasurers Report
 - a. Bill Pfeiffer reviewed the financial summary and breakdown of the financial statements.
 - i. Landscape maintenance and snow service costs have gone up.
 - ii. Discussed considering increase goose control for the beaches for the 2026 budget.

- VII. Committee Reports
 - a. Communications – None.
 - b. Social – None.

VIII. Unfinished Business

- a. Wixom sewer project is completed and have received payment from the City of Novi.
- b. New pool fobs have been issued; Digital card should be completed by mid-May. Owners are required to provide a copy of the lease for those renting.
- c. Natalie has completed several drive-throughs with the new landscape company, Continuum, to go over any missed spots. We will be making sure to get all items discussed and correct if not being completed.
- d. ATT fiber, ATT has no additional contracts to move forward to go into community that we are aware of at this time.
- e. Reserve study is approved, pending receipt of invoice for deposit.
- f. The stone and brick repairs around the pool deck project have been completed by Armstrong Masonry.
- g. Boathouse parking lot crack filling and seal coating will commence next week.

IX. New Business

- a. Reviewed playground mulch quote from Continuum for \$13,083. Pending additional quotes.
- b. Pending quote from Armstrong Masonry for stone replacement to exterior of boathouse.
- c. The ground up-lighting around the boathouse is not pointed in the correct position. Andy has volunteered to take this project on.
- d. It has been noted there is trash along the Napier Road pathway. It was suggested that maybe we could do community service hours to help with the cleanup. Dave, handy-man, is still doing doggie stations and has been asked to go around the community on Thursdays to pick up trash. The Boathouse attendants also pick up trash around community. Sentry will reach out to the boathouse attendants and ask if they would like additional hours.
- e. Sentry will follow up with Goddard sports regarding the pickleball court repairs and schedule.
- f. There is a work order entered to repair the wood on the planter boxes around the boathouse. Discussed considering replacing with composite.
- g. Discussed the islands in the lake and maintaining. The Master Association does not own the island and is not permitted to complete work on them.

X. Executive Session – (Minutes to be separate) None.

XI. Motion to adjourn by Tom, second by Greg to adjourn the meeting at 7:20pm. Motion passed with all members in favor.