

**Minutes of Lakebridge Association #4 Meeting
Tuesday, January 10, 2012**

Meeting was called to order at 6:50 p.m. by President, Deb Kniebel

In Attendance:

Board Members: Deb Kniebel, Linda Hedberg, Sue Pietsch, & Shannon Cobb

Accountant: Mary Brau

Homeowner: Linda Krech, Marge Stelter, & Mertz Hebert

Minutes Motion from Sue Pietsch and second by Linda Hedberg to approve November minutes as read.

Financial Report

Mary presented the monthly financial report

No additional charges for the roofs

Mary feels good about reserves. She had anticipated it would dip below \$100,000 after roofs & soffits – but balance over \$200,000.

Under budget for the first of the year

Committee Reports

ACC – Sue will have Homeowners Manual be finished by the end of the week. Shannon will be delivering with revised By-laws to homeowners.

Lawn & Snow – Linda H. called Rob about marks on garage door frames. Rob reported the marks were from the rubber on the top of the plow and fix. Concern why didn't sand – Money for two sandings.

Suggested to maybe get a barrel of sand.

Repairs – Jerry said the shed needs to be shingled and 3 windowsills (in units) are rotting.

Replace sills – homeowners can then choose to have windows replaced.

Deb is meeting with Josh Beissel to look at it as well – will get 3 bids.

Insurance – 5 outstanding more than a year. Letter was suggested with \$20 fine if not received in 30 days.

Association can purchase insurance and assess homeowner. Linda H to call November/January renewals for certificate of insurance.

Discussion Items

- Speed limit signs – discussed size and placement – Linda Krech will get quote.
- Distribution of By-laws and Homeowners Manual - Shannon & Linda H.
- Sewer Cleaning - tabled to a later meeting
- Tree trimming – tabled to a later meeting
- Vote procedure for proposed rental amendment – reviewed and discussed draft letter and attachments.
Letter with revised amendment will be mailed to homeowners to be returned by Feb. 7.
- Contact 1, 2, & 3 regarding lakeshore, etc – Send letter w/cc to Management Co.

Meeting Adjourned 8:12 pm

Board members discussed late dues payment plan.

Respectfully submitted,

Linda Hedberg