

**Minutes of Lakebridge Association #4 Meeting  
Tuesday, March 13, 2012**

Meeting was called to order at 6:45 p.m. by President, Deb Kniebel

**In Attendance:**

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

Accountant: Mary Brau

Homeowner: Diane Nealey, Marge Stelter, & Mertz Hebert

**Minutes** Motion from Shannon Cobb and second by Sue Pietsch to approve February minutes as read.

**Financial Report**

Mary presented the monthly financial report

Reserve funds are over \$200,000

Reviewed what should be looked at before budget meeting

**Committee Reports**

ACC – Nothing to report

Lawn & Snow – Two homeowner complaints regarding plowing – Rob resolved the next morning

Repairs – Homeowner concern with water dripping in chimney. Beissel notified and resolved. Several outside faucets will be replaced by Jerry.

Insurance – Outstanding October – 1, November – 2, January 4, February – 0. Discussed delinquent proof of insurance certificates. Motion by Deb Kniebel and second by Linda Hedberg that proof of insurance is subject to fine policy. Motion carried.

**Discussion Items**

●Lawn and Snow Contract – No price increase from Krech. Contract runs April 1 to March 31. Will renew contract this year but want to set up meeting with Rob to discuss homeowner concerns and expectations.

●Window Repair/Replacement - Deb met with Josh Beissel regarding rotten sills. Approximately half of the units have not had their windows replaced and of those he estimates 10-15% need sills replaced. Beissel indicated homeowner may see a financial savings if windows are replaced during any sill repairs. Board will meet with Jerry to get his estimate for the project as well.

●Sewers

●Trees

●Rental Amendment – 34 ballots returned – 26 yes/8 no. Amendment failed.

●Other – Homeowner Insurance may be discounted for new roofs. Will look into letter for homeowners to submit to insurance company.

Mertz Hebert reported she also hears water dripping in chimney. Deb will contact Josh Beissel.

Mike Cobb and Dean Hedberg will work on putting up the new signs.

Meeting Adjourned 7:55 pm

Board members discussed late dues payment plan.

Respectfully submitted,

Linda Hedberg