

**Villas of Northwyck
BOARD MEETING
August 20th, 2013**

1. CALL TO ORDER

Board Members Present: Pat Hurley, Leon Hart, David Kenewell and Susan Schreier.

Stacie Greslick was absent from the meeting.

Also Present: Nicole Fettig

The meeting was called to order at 6:05 p.m.

2. APPROVAL OF PREVIOUS BOARD MINUTES

The July 2013 meeting minutes were approved. Nicole to send to Penny Paul copies to add to the website and to ask her that they are in order by month or year if possible.

3. SECRETARY REPORT

No business to report.

4. TREASURER REPORT

The financial report and 2014 budget were discussed.

5. MANAGEMENT REPORT

Old Business:

- 1.) Century Gutter Project completed?
- 2.) Pat will follow up on the pet letter.
- 3.) David, Pat and Nicole will set up a meeting with Paul for Transcending to walk the back areas to determine where the wetland areas are and to get a quote on what it would cost to cut them back.

New Business:

- 1.) Pond Issues and Quotes:
Pond Fountain cord is broken. Tri-County Aquatics quote to replace cord is a total cost of \$1,580.55. Board has agreed to not put the fountain back in the pond due

to the maintenance issues and pond water level that is not sufficient for this type of fountain feature.

Pond Aeration Quote from Water Landscapes for aeration. Total Cost \$2,300.

Quote is on hold until 2014.

Board wants quotes on more treatments, different water feature and removing some of the growth from the pond. They would like work to be done in the spring of 2014 so they can budget for it. Nicole to set up time for both vendors to come in to go over bids and options. Also will check to see if they can do anything with the old fountain.

- 2.) Allen Contracting bid for brick wall. Motion made by David Kenewell to approve Silane Sealer for \$390, seconded by Pat Hurley. Motion carried. This is a cost shared item.
- 3.) Insurance Update:
Total scope, to date, comes to a total of \$106,839.22. Repairs have begun. Board wants to make sure areas are properly cleaned up while work is being done.
- 4.) Susan asked that owner update forms that are sent to new owners be at the front of the welcome packets not the back.
- 5.) Nicole will contact the pool company to tell them that the old ripped pool furniture can be thrown out and new furniture will need to be purchased for 2014. This will be a cost shared item.

6. ADJOURNMENT

The meeting was adjourned at 7:41 p.m.

The next meeting will be on September 11th, 2013 at 6:00 p.m.

Meeting minutes respectfully submitted by; Nicole Fettig