

Mariner's Cove Community Association Meeting Minutes

7 p.m. Wednesday May 26, 2021 Teleconference (Zoom)

- **Call to Order/Welcome/Roll Call**
 - **Board Attendees:** Michelle, Jill, Margie, Amy, Chris
 - **Other Attendees:** 847-312-9231 Chris – 301 Mainsail, Tricia May-Dracka 313 Mainsail Dr

- **Previous Meeting Minutes Review/Approval**
 - (Michelle) approve April 2021 minutes - Motion passed, Minutes approved

- **President's Report**
 - (Michelle)
 - Annual Meeting Tuesday June 15th (virtual)
 - Will hear updates later in the agenda on the Druce Lake Peninsula (DLP) Project and the By-Laws Committee

- **Treasurer's Report**
 - (Chris)
 - Reviewed April 2021 Month End
 - Proposed Whole Month reporting for Board meetings, Board members also interested in in-process treasurer report - Chris will re-format treasurer report
 - \$2541.56 outstanding assessments (5 houses – 2 of which have liens on them)
 - Discussed lien process for other 2 houses over 2 years overdue – Board decision to move ahead with the letter of intent to lien for those 2 houses.
 - End of Fiscal Year is June 30 – remaining Operating Budget transferred over to Reserve Fund
 - A portion of the assessment fee income not included in budget is transferred to Reserve Fund
 - Will postpone Approval of April treasurer report until next month

- **Landscape Committee Report (Margie)**
 - Enjoy the lilacs
 - Tree/stump removal at DLP – Clean Cut came out to do the clearing job, had them come back for final clean up – invoice sent to Chris with Margie's approval to pay
 - For the evergreen trees at DLP, had to trim minimal amount to accommodate ILM equipment – completed
 - Ash tree treatment done for this year: 9 Ash trees remaining; 7 trees at playlot – have been doing surface treatments of these Ash trees to save them (Foster Family donating treatment solution), 1 at the beach closest to the road and another one in the street circle
 - 2 Oak tree saplings purchased (\$25 each) and ready to be planted by the 1 oak, oaks do well when planted together in group
 - At 100% pick up of garbage cans

- **Old Business**
 - Bylaws Update (Margie)
 - Completed collaborative work on By-laws (Margie & lawyer) end of April
 - Lawyer promised updated versions by May 7th

- May 21st – called and spoke with secretary, lawyer never called back
 - May 24th – called again
 - May 26th – just received updated versions (1st Revision) today – Margie to send to Board for review
- DLP Restoration Project – status update (Jill)
 - ILM to start the week of June 7 – excavate 1st, herbicide 2nd
 - Deed Restriction in process
 - ILM will charge \$200 to remove both sections of the fence to fit our machinery between the house and the pine trees
 - ILM charging \$500 for herbicide treatment
 - Jill to send homeowners MSDS via email (tricialeemay@gmail.com) – completed 5/26
 - Margie working with homeowners to get bid proposal from fence group for replacement
 - Jill and Chris to work together to determine ILM invoice payments and financial compensation request to grant
- Plan to return to in-person meetings (revisit each meeting-Board) will further discuss State guidelines - agenda item for July
- Website password protected link for Board reference documents (deferred until Dana resumes Sec duties sometime after June)
- Meet & Greet with Key Exchange date (Board) will wait for Event Committee Volunteers
- Boat launch cylinder lock and key change bid (Margie) Jill made motion to proceed with replacing 1 set of keys, Amy seconded, Board approved, motion passed
- **New Business**
 - Preparation for Annual Meeting June 15th
 - Do we still have regular monthly meeting in June - yes
 - Status of Mailing and Ballots - Drop off box at Jill's house, Jim L checking PO box – 2 Board members to count ballots prior to meeting (Chris and Michelle)
 - Agenda for Annual Meeting – Michelle will ask Dana to draft, Chris asked Jim L for copy of agenda from last year's Annual Meeting
 - Ballot Results
 - Financials
 - Welcoming of new board members
 - Other?
 - Invitation sent for Annual Meeting by Michelle 5/26
 - FB Moderator issues - revisit each meeting-Board (Dana/Mike/Margie/Chris) – No issues
 - FB posts – reminder to not park in circle at beach – Margie to post
 - FB posts - reminders re: recent mailing, ballots, Annual Meeting (Dana to post)
 - Beavers revisited (Chris) – rocks placed in front of grate, some beaver activity – nothing substantial, Beaver activity also seen in Third Lake and in Druce Lake near channel to Third Lake (not in Mariner's Cove)

- Preparation of mailing for Annual Assessment
 - Needs to be sent out **soon (June 8th)** (Jill will work with Jim L)
 - Need to disseminate draft for review (Chris sent pdfs, requested word files)
 - **No Drop Off option**
 - Communicate with Jim L if he gets requests for drop offs to tell them to mail it
 - Assessments due July 1st

- Third Lake Launch Driveway Paving (Margie)
 - Bids received and circulated via email (all said 10-15 years)
 - Bid # 1 – not recommended (saw cutting cracks out of concrete (North Shore - \$2750)
 - Bid # 2 – Asphalt and Concrete – tar/sealant fills and covers cracks (Premier - \$3100)
 - Bid # 3 – Asphalt and expanding concrete pad (Total Paving \$4390)
 - Prudent to extend the life with repair and avoid complete replacement
 - Margie will consult with homeowner who has Paving Company history for recommendation
 - To discuss at next meeting

- Third Lake launch gate damage (May 21st) (Margie)
 - Would this be covered under our insurance? Would this be covered under the responsible boat owner insurance?
 - Do we want to file a police report?
 - Margie contacted 2 companies for bids to repair
 - 1 can't come out until June 9th,
 - 2 sending bid soon (replace post, set in concrete, replace swing arm) but booked until August

- **Open to Floor**
- No additional attendees still on call at this time

- **Adjournment – 9:05**

Annual Meeting June 15

Next Meeting: via Zoom June 23rd.

Website: www.marinerscovethirdlake.com

Facebook: [Third Lake Mariner's Cove Homeowners Association.](#)

Current Board Members

Michelle Baker, President

Margie Pilling, Vice President

Chris Bentley, Treasurer

Dana Olson, Secretary (as of June 2021)

Members at Large: Jill Charbonneau, Mike Krupica, Amy Hellman Breunig