

Emerald Green Property Owners Association – Monthly Meeting

October 27, 2019

Name	Present	Guest
Alan Schantz	✓	Michael Hoyt, Manager
Sharon Bobbins		Marvin Newberg
Ken Herfield	✓	
Ralph Embro	Via phone	
Joel Cohn	✓	Carla Cohn
David Feller		
Shelly Bellovin		
Arthur Kaplan	Via phone	
Julian Price	Via phone	
Bob Koniak	Via phone	
Jeff Weinstein	✓	

Meeting was called to order at 9:00 am by President Alan Schantz, followed by the Pledge of Allegiance and roll call.

Approval of Minutes

- Minutes were accepted with no changes

President Report

New committee members were approved.

Pool demolition continues. Receiving bids for pool house buildings. Waiting for final approval from the Department of Health regarding the plans.

Water Company

There was discussion regarding the status of the increase to the rate structure and we hope the new billing will begin within the next couple of months.

Aesthetics & Environmental Committee

As part of the Aesthetics and environment rules, mail box poles must be at 90° angles and conform to US Postal Service standards. Failure to comply will result in a daily fine of \$25. This motion was second and approved by the attending board members.

Building Code Committee

The Board will address what constitutes the elements in an acceptable landscaping plan when permits are approved. It was suggested a landscaping firm may be needed to take care of this in a timely matter.

By Laws Committee

Nothing to report.

Community Events Committee

Sharon held a meeting with her committee this past week and they discussed potential events and activities for 2019 and 2020.

Last weekend's Halloween celebration was a hit. The children painted pumpkins, enjoyed a pizza dinner and a candy exchange.

Financial Committee

Financials were submitted to the members and Joel gave a financial report, including the construction schedule. The September financials were accepted.

Insurance/Legal Committee

Several properties had liens placed and two lots were foreclosed. The consensus is to sell the foreclosed lots with a mail-in bid. Marvin will write the language of the advertisement.

Motion has passed to list the name and address of residents who are delinquent in payment of dues, assessment, or any other charges for more than 60 days. The list will be attached to the minutes which reside on the Emerald Green web site. All present board members, except Jeff, approved the motion.

Lake Committee

Ralf reported Lake Louise and Treasure Lake were stocked with fish.

Michael reported the docks will be pulled at the end of the month and the lake will be brought down to winter level.

Long Range Planning Committee

Pool addressed in President's report

Oversight Committee

Nothing to report.

Pools Committee

Nothing to report.

Security Committee

People park outside the gate to use the dog park. They need to keep the entrance clear.

Technology Committee

Nothing to report.

Manager's Report

The compactor has a cost of \$15,00 for a slab, wall and/or fencing. There was a discussion discussing the pros and cons of the compactor and the board will continue exploring final plans for the possible compactor. Michael will send Joel references from Thompson.

Dams Committee Report

Nothing to report.

Renters Committee

Nothing to report.

New Business

Nothing to report.

Homeowner Participation

Resolution to resident Becker's issue with the docks is on hold until the next meeting.

The board approved three applications for closed loop geothermal heating systems with acknowledgement that it cannot ever be converted to a water well and an annual inspection by Dandelion or its successor ensuring the system is in full compliance. In the event of any contamination or pollution of any chemicals from the system will be fined a yet to be determined amount and the property owner will be responsible for fines and clean up. The members that voted yes are Alan, Ken, Jeff, Joel and Arthur. Julian voted no and Bob abstained.

There will be an ice-skating rink this winter if the area is not needed for storage of construction materials.