

Minutes August HLRCOA Board Meeting
Saturday, August 24, 2016 – 9:00 AM
Location: Clubhouse

Members Present: Ken Pabich, Brenda Tyczkowski, Paul Hetzel, and Kathy Schmig, Dave Grant
Meeting Called to order at 9:00 by President Ken Pabich

1. Approval of May 28, 2016 Board Meeting Minutes.

- **Motion by Paul to approve minutes. Second by Dave. Motion passed 5-0.**

2. Owner Input

- Diane Golla, Unit 152: Will we get a new antenna to restore channel 36, the local weather channel? **Answer:** Yes
- Laura Lambert, Unit 150: Reminder that there is a meet and greet Labor Day weekend Sunday at the pavilion.
- Bob Buksyk, Unit 267: Welcome to new owners Doc & Sally!

3. Committee Reports

Administrative Committee: Paul Hetzel

- TV system specialist was unable to attend this weekend to present information to the owners. We hope to have him here in October.

Architectural Committee: Kathy Schmig

- None

Building and Grounds Committee: Brenda Tyczkowski

- The committee is recommending the following for the exercise room:
 1. Treadmill
 2. Recumbent Bike
 3. Dumbbell Set with rack, weight bench
 4. Wall to wall rubber flooring
 5. 1 mirrored wall
 6. Instructional/motivational posters
 7. AED equipment

* Electrical upgrades will need to be done as well to support the treadmill.

** A video camera will also need to be added to the room.

- **Motion by Paul to move forward with the purchase of 2 pieces of cardio equipment, flooring, and AED and to use funds from the capital reserve fund to supplement the \$3,000.00 already allocated for the room. Second by Brenda. Motion passed 5-0.**

- Paul Tojek, Unit 41: Can the AED unit be placed in the laundry room so that there would be 24 hour access to it? Will there be training on it? **Answer:** We can look into placement of the unit so that it is readily available. Demonstrations on use can be provided.

Finance Committee: Dave Grant

- None.

Marketing Committee: Bob Buksyk

- There is an open house planned for Labor Day weekend. Saturday, September 3 from 10 – 4.
- There will be an open house on Saturday, October 9, 2016.
- Sales are not as brisk in 2016 compared to 2015. To date there have been 2 lots sold and 1 unit sold.
- The committee is working on a checklist to provide to owners who are selling their units in order to prepare them for the sales process. Board approval will be needed for this to move forward.

4. Management Team Report

- TV contractor will be here next week to replace the antenna for channel 36. We will be looking at signal strength throughout the park.
- Pat Izydor, Unit 192: There may be confusion on year round use of Heritage Lake for prospective owners. **Response:** There shouldn't be. The language is very clear in the bylaws and this information is shared with new owners. Owners may use their units 240 days each year. Those 240 days can happen at any time throughout the calendar year.

5. Other

- Laura Lambert, Unit 150: There have been a lot of large items that have been left at and in the trash receptacles. The B & G committee put together a listing of where large items or items that should not go into a landfill can be taken to. This list is available at the clubhouse. **Response:** The listing will be included in the mailing of these minutes and placed on the HL website.
- Mary Special, Unit 26: There has been a lot of speeding by owners/visitors in Heritage Lake.

- Cliff Parrington, Unit 106: Cliff presented his concern to the notice of violation he received related to milkweed plants growing on his property. He is asking for a waiver to allow the plants to continue to grow. **Response:** The milkweed can continue to grow as long as it is in compliance with the guidelines that were approved by the owners in 2015. That language from Section V, subsection B-4 of the Landscape and Construction manual reads:

b. Natural landscape areas must be defined and contained.

c. Landscaped areas must be maintained

As such the board will not be issuing a waiver in this case.

Motion by Dave to adjourn the meeting. Second by Brenda. Motion passed 5-0.

Meeting adjourned at 10:00 AM

Respectfully Submitted

Paul J Hetzel

HLRCOA Board Secretary