**Pine Island Ridge Community Association**

**Monthly Board Meeting**

**February 20, 2017**

The regular monthly meeting for PIRCA was held on Monday, February 20, 2017 at Rosatti’s located at 5504 Lincoln Hwy, Schererville, IN 46375; the President being in the chair and the Secretary being present. The Meeting was called to order at 7:04pm by President Vera Lippie.

**Attendance:**

**Board Members**: Vera Lippie, Joshua Lawrence, Bob Smith, Rich Mulder, Jim Onik, Yolla Blair, Mike Pocius

**Proxies:** Neal Kostelyk gives his proxy Bob Smith. Jeff Kwolek gives his proxy to Vera Lippie

**ARC:** None

**Homeowners:** None

**Town Visitors:** None

**Quorum:**

President Lippie announced that there was a Quorum and official business could be conducted.

**Approval of the Minutes from January 16, 2017 Board Meeting:**

A motion to accept the minutes as read was made by Ms. Blair and seconded by Mr. Mulder. The motion passed by voice vote.

**Treasurer’s Report:**

Mr. Pocius presented the report

* A check failed to clear and the homeowner was notified; they paid the amount due plus a $15 fee.
* Seasons landscaping presented us with a certificate of insurance.
* Five dues letters came back as undeliverable – two will be sent to actual property owner address; one has been paid by the mortgage company; one was paid by the property owners, and one will be re-sent.
* Two checks were received for back dues/fees; one for $97.00 and for $344.35.
* Aquatic weed control has sent a contract for $2800.00; it needs to be signed & paid for service in 2017.
* The tax return for PIRCA has been completed and sent in; a bill has not yet been received.
* $5000.00 was transferred to the reserve fund.
* Mr. Pocius discussed past dues and the best options for collection
* In the interest of transparency, all bills approved will be posted along with the monthly minutes going forward.
* Acme bill for dues letter mailings of $867.74
* Two bills from our attorney were received; one for $72.49 and one for $86.99.
* A bill from Nipsco was received for $72.29
* A bill for bookkeeping was received for $300.00.

All bills were approved for payment with the exception of the attorney bill for $72.49 pending clarification. Aquatic weed control’s proposal will be given further consideration and will not be paid at this time.

A motion to accept the minutes as amended was made by Mr. Mulder and seconded by Mr. Smith. The motion passed by voice vote.

**Committee Reports:**

**Common Area & Landscaping**:

* 2017 Proposals were received from Seasons Landscape Specialties and Mulder Maintenance & Services. After considering each proposal, a motion to retain Seasons for the upcoming year was introduced by Mr. Pocius and seconded by Ms. Blair.

**Ponds:**

* Nothing to report at this time

**Compliance:**

* A homeowner complained about a confederate flag/violation of US Flag code. This is not something that would fall under our authority.

**Communications:**

* A G suite account has been set up with a general address of [Pircaboard@pineislandridge.org](mailto:Pircaboard@pineislandridge.org) – this address will be used for all ongoing electronic communications.
* A draft of the Spring 2017 newsletter has been prepared; revisions were discussed and a final draft will be prepared. The final draft will be presented at April board meeting for approval, and will then be mailed.

**Special Events:** Nothing to report at this time.

**ARC:** Due to the absence of the chair, no report was given.

* Mr. Onik inquired about the involvement of ARC for projects that would be considered maintenance or general upkeep.

**Old Business:**

* Meetings were held with two legal firms this past week. A motion was introduced to dissolve our relationship with current legal counsel by Mr. Pocius, seconded by Mr. Mulder. A motion was introduced to retain the services of Austgen Kuiper Jasaitis P.C. by Mr. Onik, and seconded by Mr. Pocius. A motion was introduced to invite Mr. Kuipoer to our March meeting by Mr. Onik and seconded by Mr. Smith.

**Adjournment:**

A motion to adjourn was received from Mr. Mulder and was seconded by Ms. Blair. Motion passed by voice vote. The meeting adjourned at 9:50pm.