

**Pine Island Ridge Community Association
Monthly Board Meeting**

August 21, 2017

The regular monthly meeting for PIRCA was held on Monday, August 21, 2017 at Rosatti's located at 5504 Lincoln Hwy, Schererville, IN 46375; the Vice President being in the chair and the Secretary being present. The Meeting was called to order at 7:45pm by Vice President Kostelyk.

Attendance:

Board Members: Joshua Lawrence, Jim Onik, Neal Kostelyk, Bob Smith, Yolla Blair, Mike Pocius

Proxies: Jeff Kwolek gives his proxy to Bob Smith, Rich Mulder gives his proxy to Neal Kostelyk

ARC: Neal Kostelyk, Bob Smith, Jim Onik

Homeowners: Marta Lawrence

Town Visitors: None

Quorum:

Mr. Kostelyk announced that there was a Quorum, and that official business could be conducted.

Approval of the Minutes from July 17, 2017 Board Meeting

A motion to accept the minutes as read was made by Mr. Onik and seconded by Mr. Lawrence. The motion passed by voice vote.

Treasurer's Report:

Mr. Pocius gave a report:

The bill for the riprap installation was discussed with Seasons; he has agreed to split the difference between the quote and the bill which means we will pay an additional \$270.00.

The bill for \$3,417.00 for 5 mowings received from Seasons also included two weed killer applications. This is clarified on the itemized invoice and accounts for the discrepancy.

The bill from the attorney for \$270.00 was received; but it was not clear what this was for – clarification has still not been received; it will not be paid at this time. A motion to receive clarification on this bill was introduced by Mr. Lawrence and was seconded by Mr. Pocius; the motion passed by voice vote.

There has been nothing in the mailbox from the past two weeks, the key has been turned over to Mr. Onik. Mr. Onik will verify that the second key is in the items received from Ms. Lippie.

A bill from Clemmons Tree Experts was received for \$1400.00. A motion to pay this bill was introduced by Mr. Smith and was seconded by Ms. Blair; the motion passed by voice vote.

There are currently 45 delinquent properties, late notices have been sent out.

Committee Reports:

PIRCA:

Ms. Lippie has submitted a letter of resignation. A motion to accept her resignation was introduced by Ms. Blair and seconded by Mr. Smith. The motion passed by voice vote

A vote fill the vacancy for President was held by members with Mr. Lawrence being selected to serve. Mr. Lawrence will also continue to fulfill his current duties as Secretary (active since 2016) until a replacement is available.

Mr. Pocius has resigned from the board and his position as Treasurer due to the sale of his home. A motion to accept Mr. Pocius'

resignation was introduced by Ms. Blair and was seconded by Mr. Smith. The motion passed by voice vote.

Mr. Onik has volunteered to serve as Treasurer, he will need to be bonded. They will investigate whether the bond is transferrable or not. A motion to install Mr. Onik as treasurer was introduced by Mr. Smith and was seconded by Ms. Aleksik; the motion passed by voice vote.

Mr. Pocius and Ms. Lippie will need to be removed as signatories from our accounts. Mr. Lawrence & Mr. Onik need to be added to the accounts.

Common Area & Landscaping:

The 89th Place tree removal has been completed.

Ponds:

Nothing to report at this time.

Compliance:

Nothing to report at this time.

Communications:

Nothing to report at this time.

Budget:

The Budget for next year has been approved in advance of the annual meeting and has been distributed to the members. \$3000.00 has been moved to the maintenance reserve from book keeping expenses. \$250.00 was removed from legal fees. \$3600.00 has been removed from bookkeeping. \$400.00 was removed from newsletters. The result is a \$1250.00 reduction from the prior year. A motion to accept the budget was introduced by Ms. Blair and was seconded by Ms. Aleksik; the motion

passed by voice vote. The approved budget will be submitted at the annual meeting for a vote.

Special Events:

Nothing to report at this time.

ARC:

Nothing to report at this time.

Old Business:

Nothing to report at this time.

New Business:

HOA fees for 2018 will be calculated; they should be sent out by February. Mr. Onik will perform calculations in terms of averages, etc.

Adjournment:

A motion to adjourn was received from Mr. Pocius and was seconded by Mr. Smith. Motion passed by voice vote. The meeting adjourned at 8:52pm.