**Rainbow Lakes West 3rd Addition**

**HOA Monthly Meeting**

Meeting Minutes

November 16, 2015

**Opening**

The monthly meeting of the HOA board was called to order at 7:00 PM on November 16, 2015 by Patrick Trant, President.

**Board Members Present**

Patrick Trant (President), Steve Cooper (Vice President) Phil Iwinski (Treasurer) Jolene Kaufman (Secretary), Hal Sims (Zone Representative 1) Scott Masterson (Zone Representative 2) Tim Riggs (Zone Representative 3) Mike Wise (Zone Representative 4) and Keith Stutzman (Zone Representative 5).

**A) Presiding Officer**

* Patrick Trant, President presided over the meeting.

1. **Consensus Items**

* Minutes of the October 26, 2015 Board Meeting.
* Scott Masterson moved to approve the minutes of the October 26, 2015 meeting.

Phil Iwinski seconded the motion.

**Motion carried 9-0.**

1. **Treasurer’s Report**

* Phil Iwinski presented the treasurer’s report (attached).
* Phil reported that he was successful in setting up online banking and therefore, the treasurer’s report reflected up to date and current information.
* Phil reported that 94 homeowners are current with HOA dues and that there are 53 homeowners with outstanding dues.
* A reminder notice stating that annual HOA dues are due was sent prior to the monthly meeting.
* Phil provided each of the zone representatives a list of homeowners with outstanding dues in each of their respective zones.

1. **Old Business**

* Draft of New Covenants
* Andrew N. Kovar with Triplett, Woolf & Garretson, LLC, the attorney representing Rainbow Lakes West III, provided a draft of new covenants for the board to review.
* Patrick Trant asked members of the board to review the draft and make suggestions, changes and corrections prior to the December board meeting.
* Hal Simms reminded the board that consideration for all HOA members should be taken when reviewing the draft of the covenants.
* The board again discussed the importance of updating the current covenants in an effort to improve the neighborhood, so that all members will benefit.
* At the annual meeting, Agnes Johnson was appointed to head a social committee.
* Steve Cooper attempted to make contact with Agnes but, was unsuccessful. He will try a different method of reaching her.
* Steve Cooper contacted Dave Pote in regards to repairing/replacing the deteriorating commons area dock.
* Dave Pote stated he is interested in repairing/replacing the dock and will assess the situation and make a recommendation, including the cost.

1. **New Business**

* At the October board meeting, there was mention over concerns of the length of time the lake aerators are running.
* Phil Iwinski is in the process of checking the aerators and will also contact the company that installedthem to verify the amount of time the aerators should run in order to obtain the maximum benefit.
* A concerned homeowner contacted the board regarding unsightly debris on the property of 149 S. Forestview Street.
* The concerned homeowner reported that the city has been contacted twice and notices have been issuedthe homeowner at the aforementioned address, but, to no avail.
* Patrick Trant discussed with the board that it is time to renew the subscription for the website that was set up a year ago in an effort to improve communication with all HOA members.
* Patrick presented options and fees for renewing the website. After discussion the board agreed that renewing the website subscription for one year at a cost of $119.40 would be the best option.

1. **Special Projects**

* Steve Cooper stated that there is no new information to report at this time regarding the water level of the lake or the enzyme treatment options for the silt in the bottom of the lake.

1. **Next Meeting**

* December 14, 2015 at 7:00 PM at the Cooper Residence

1. **Adjournment**

* At 8:22 PM, Patrick Trant declared that the meeting be adjourned.

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Jolene Kaufman, Secretary

