**Rainbow Lakes West 3rd Addition**

**HOA Monthly Meeting**

Meeting Minutes

December 14, 2015

**Opening**

The monthly meeting of the HOA board was called to order at 7:00 PM on December 14, 2015 by Patrick Trant, President.

**Board Members Present**

Patrick Trant (President), Steve Cooper (Vice President) Phil Iwinski (Treasurer) Jolene Kaufman (Secretary), Mike Wise (Zone Representative 4) and Keith Stutzman (Zone Representative 5).

**Home Owners Present**

Mary Hill

**A) Presiding Officer**

* Patrick Trant, President presided over the meeting.

1. **Consensus Items**

* Minutes of the November 16, 2015 Board Meeting.
* Phil Iwinski moved to approve the minutes of the November 14, 2015 meeting.

Steve Cooper seconded the motion.

**Motion carried 6-0.**

1. **Treasurer’s Report**

* Phil Iwinski presented the treasurer’s report (attached).
* Phil reported that 128 homeowners are current with HOA dues and that there are 19 homeowners with outstanding dues.
* Phil provided each of the zone representatives a list of homeowners with outstanding dues in each of their respective zones.
* Phil discussed the importance of reaching out to homeowners with outstanding dues by making personal contact to discuss issues [they] may have. He is in the process of doing so.

1. **Old Business**

* In regards to the draft of new covenants:
* The board members reviewed the draft of new covenants provided by attorney Andrew N. Kovar and made corrections and suggestions in the wording.
* Patrick Trant will compile the corrections and suggestions into one document for the attorney to review and revise.
* Once the corrected draft is completed, the board will again review the wording and continue with the process of developing new covenants.

* Steve Cooper reported that he made contact with Agnes Johnson in regards to the social committee assigned at the Annual Meeting. Agnes has implored the help of Jana Pote and they will continue the process of planning a neighborhood garage sale and also, a neighborhood social event.
* Steve Cooper reported that Dave Pote is interested in taking charge of repairing/replacing the community dock and is in the process of assessing it to estimate the cost. It will most likely be spring when the weather warms before it can be repaired / replaced.
* Phil Iwinski reported that he made contact with the company who installed the lake aerators and it was recommended that in order to obtain the maximum benefit, the aerators should run continuously and, at the least, should run 12 hours per day in the winter months. Phil requested documentation from the company outlining the recommendation(s).
* Mary Hill reported that the trash at 149 S. Forestview Street was removed.
* Patrick Trant reported that he renewed the web-site through December 2016.

1. **New Business**

* No new business.

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**

* January 18, 2016 at 7:00 PM at the Cooper Residence.

1. **Adjournment**

* At 7:48 PM, Patrick Trant declared that the meeting be adjourned.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Jolene Kaufman, Secretary

