

Christmas Lake Village
Board of Directors
5/10/18

Pending Approval at July 12, 2018 Meeting

The meeting was called to order by President Don Vogel at 6:00 PM and noted that a quorum was present.

Directors present were Don Vogel, Robert Alvey, Mark Evans, Fred Kanzler, Ryan Flannagan & Brian Greulich.

Lisa Gengelbach was absent.

There were (9) Association Members in attendance.

MEMBER'S FORUM

Larry Loucka asked about landscaping around fountain electrical meter. Don stated that CLV had some other landscaping projects and would include plants around the meter.

READING OF MINUTES

Robert Alvey made a motion to approve the April Monthly Meeting Minutes.

The motion was seconded by Mark Evans.

Vote in Favor 6 to 0.

TREASURER'S REPORT

Robert Alvey, Treasurer reported for the month of April 2018:

Current YTD Income:	\$ 746,636
YTD Expenses:	\$ 236,463
Current Net Income:	\$ 510,173

Monies on Hand:	\$ 452,552
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Dock Account:	\$ 55,778
Rec Ctr Account:	\$ 28,597
Reserves:	\$ 488,416
Capital Improvement:	\$ 15,004

Mark Evans made a motion to accept the Treasurer's Report.

Brian Greulich seconded the motion.

Vote in Favor 6 to 0.

DELINQUENCY REPORT

Chris Ambs, Property Manager, reported on Assessments collected for the month of April 2018:

Past years' assessments collected in April - \$ 2,162.63

Total Past years' assessments collected as of April 30 - \$ 12,711.97

Budgeted Assumption for 2018 - \$ 10,000

MANAGER'S REPORT

- Real Estate Report – 5 existing homes & 2 vacant lots changed hands in April.
- There are 11 open construction permits with '0' pending review.
- Polar Park update: Water & sewer hooked up. Waiting on power to be connected.
- Ballots have been mailed. Only (1) envelope required extra postage.
- Working with Nathan Brittingham out of Dale to outfit the Gatehouse with Christmas lights.
- Hosting yard sale – establish who will be hosting at July's Board Meeting.
- Boat Patrol is out & about. We have escorted numerous "non-members" off the lake.
- Hired 1 weed eater for summer help.
- Plans to be submitted on dog pin located at 726 S Sled Run – Gross Residence
- Road inventory to be accomplished in June & July

ACTION ITEMS

Don reported that Board Member Jonathan Darling had resigned. We will wait and announce this publicly at the June Annual meeting. We will then accept applications and fill the 1-year term at the July meeting.

OLD BUSINESS

None

NEW BUSINESS

None

COMMITTEE REPORTS:

- **Business Planning** – Robert Alvey - No report
- **Rules & Regulations** – Mark Evans – No report
- **Parks & Rec** – Ryan Flannagan – No report
- **Nominating/Election** – Brian Greulich – No report
- **By-Laws & C & R's** – Lisa Gengelbach – absent - No report

Robert Alvey made a motion to adjourn.

Mark Evans seconded the motion

All in Favor 6 to 0.

Meeting adjourned at 6:13 PM

Respectfully submitted

Julie Benningfield
Office Manager
Christmas Lake Properties