**Call to Order and Roll Call**Meeting was called to order at 7:01 PM by Jim Sherer.

Stange (55), Sherer (38), Langner (19), Keper (27), Poklop (4), Stodden (44), and Brian Arnold (Bluestone Management)

**Approval of Agenda**   
Agenda approved with no modifications.

*Bob moved to approve agenda.   
Horst seconded.*

*All in favor, motion was approved.*

**Reading of Minutes**

Reading of 12/11/2018 meeting minutes was waived.

*Bob moved to approve minutes.   
Horst seconded.*

*All in favor, motion was approved.*

**Treasurer’s Report**   
As of 03/31/2019 our accounts are as follows: Reserve $61,844.19 + Checking $42,155.36 = Total $103,999.55

*Jim moved to approve Treasurer’s Report.   
Horst seconded.*

*All in favor, motion was approved.*

**Management Report**

* Brian Arnold introduction
* Burst pipes this Winter and an insurance claim has been filed. We are under the costs of what was submitted. We have submitted additional invoice for sprinkler room repairs as part of the claim
* Account has been opened for roof repairs.
* All back flow system have been tested and have passed except for Sprinkler Room 46.

*Jim moved to approve Management Report.   
Bob seconded.*

*All in favor, motion was approved.*

**New Business**

* Spring Walk Date – May 11th
* Capital Projects
  + Deck Staining – Need to evaluate wood replacements and deck staining during Spring Walk.
* Road Work on Old Rand
  + Road Closures/Access Issues
  + Recommend removing a section of fence near Unit 21 and installing a gate for pass through from Pine Tree Road for emergency only.
  + Approval to move forward on bid and approval to spend not more than $500.
  + Bluestone will seek bids on gate.
* Sprinkler System Update and Insulation
  + Walden Engineering Letter
    - Retro Approval on the engineering work
    - Bob approved and Horst seconded paying.
  + Tressler Opinion Letter – Lawyer call to action letter with association responsibility to retro repairs to other units.
  + Retrofit Recommendation
    - Open up sofits in identified at risk units and insulate pipes per engineering letter recommendations.
    - Approval to Obtain Estimates - Bluestone
    - Timeline Determination after Estimates

*Jim**moved to approve New Business.   
Bob seconded.   
All in favor, motion was approved.*

**Old Business**

* + Wise Choice Caulking Job
  + Never got a bill from them. We will need to pay this bill from last year.

*Bob**moved to approve Old Business.   
Jim seconded.*

*All in favor, motion was approved.*

**Homeowner Forum**

* There was a stray white cat in the community.  This will be investigated to see if there is a white cat owner in the community.
* Neighbor at #29 had her trash blowing around the neighborhood. Cardboard is not bound and should be from a Village aspect.  Brian will send a letter to homeowner.
* Look into the reimbursement checks for sprinkler rooms – Brian

**Next Board Meeting**

~~04/09/2019 – Ela Public Library @7pm~~

06/4/2019 – LZ Police Station @7pm

10/01/2019 – Ela Public Library @7pm

12/03/2019 – LZ Police Station @7pm

**Motion to Adjourn**

*Jim moved to adjourn at 7:40pm*

*Bob seconded*

*All in favor, motion was approved.*