

Minutes of the Green Trails Improvement Association, Board of Directors Meeting Tuesday, August 11, 2015

In Peter Bakas' absence, Vice-President, Les Lavin called the meeting to order at 7:35 PM at Trinity Grounds for Hope. Board members present: David Derbyshire, Tony Dolinar, Marg Hough, Linda Gilbert, Les Lavin, Betty Long, Chris Lotysz, Mark Munoz, Michael Olson. Board members excused: Peter Bakas, Pat Coughlin-Schillo, Roger Sassen, Alden Snyder and William Swiderski. Board member absent: Bob Klaeren. Management: Julie and Tom Maschmeier. Paula Gleason was Recording Secretary. A quorum was present.

Open Forum - None

Minutes of the Prior Meeting:

Minutes of the July meeting were reviewed.

Board Motion: David Derbyshire moved to approve the July minutes, Michael Olson seconded. Motion was passed by a unanimous voice vote

Treasurer's Report

Michael Olson reviewed the July Balance Sheet and Income and Expense Statement. Betty Long requested that Management supply a schedule for when Balanced Environment has and will apply fungal sprays to GTIA conifers. After some discussion, Management was requested to discuss the effectiveness of spraying our conifer inventory for diplodia tip blight with Balanced Environment.

Board Motion: Tony Dolinar motioned to accept the check register expenditures of \$22,434.08 for August, Linda Gilbert seconded. Motion was passed by a unanimous voice vote.

Management Report

Telephone log line items were included in the Board packet.

Management executed and submitted Balanced Environment's work order to remove the large pine obstructing the view of the north College Road sign.

Balanced Environment will begin accent and signage area modification/remediation work in mid-September, weather permitting, based on last month's field inspection tour.

Many large branches fell during recent storms and several large trees need to be removed; work orders have been submitted to Balanced Environment. This is in conjunction with an increasing number of ash trees that have been tagged for removal. Balanced Environment will remove the approved ash trees in the common area in late September and is expected to complete the program by mid-October.

Management has completed tree ring spraying of Round Up on Abbeywood Rd., east of College Road, Trinity Drive, including the accent areas, Golfview Drive and Green Trails Drive to College Road. The Pine Grove, Gazebo and other miscellaneous regions including accent areas

and selected trees will be re-sprayed on an as-needed basis through the month of August and early September.

Upon further review of the exposed electrical junction box (which is live) located behind the entry sign at Naper Blvd. and Green Trails Drive, the decision was made to replace and relocate connection hardware to ground level and protect it with a cover rather than moving the boulders. Betty Long queried the purpose of the junction box to be located in that area and for how long it had been there. Les Lavin provided a historic synopsis of the junction box.

As requested by the Board of Directors, Management submitted a letter to Rob Bollendorf, stating the GTIA position to deny approval to use the GTIA trails as part of the Benedictine Connector for bicycle traffic and the broader initiative of a comprehensive regional trail system.

Management distributed copies of paving bids from two paving contractors for 2015 trail work.

Board Motion: Betty Long motioned to accept proposal #3 “Option B”, as submitted, Michael Olson seconded. Motion was passed by a unanimous voice vote.

As requested by the Finance Committee, Management requested revised quotes for the Fidelity Bond with additional coverage; however the bidding insurance companies have now requested a copy of an audited financial statement prior to providing those quotes. Management provided the requested information yesterday and hopes to have results prior to the next Board meeting.

Management submitted a letter to the resident with regard to the library box in the common area that the Board had denied permission to retain this permanent structure in the common area. The library stanchion was taken down and removed by the resident on 7/26/15.

Management and Balanced Environment signed the contract to remediate drainage issues and surf erosion in the area of GTIA common property off Ridgewood; work is to commence 8/26/015. A decision is pending regarding residents involved each paying a \$50 connection fee.

Management sent a letter requesting WV2057 resident prune tree branches impeding the conifers in the common area. The trees have been pruned, and the branches left in the common area will be removed.

Management sent an education letter with and expiration date of compliance to a GTIA resident who has installed a trampoline that is partially in the common area.

Management published the Board elections notice in the August issue of the Pathfinder; election ballots will be mailed in September following the monthly Board meeting. In the interim, Board members should notify Management if they want to be on the September ballot.

2015 annual assessments of \$260 have been received in July.

Management completed eight assessment letters and one REFI letter in July.

Management will send out seven welcome packages for sales completed in July.

Management renewed the Nationwide Insurance policy through August 2, 2016.

Management filed one release and cancellation of lien.

Management filed one lien for non-payment of fines and penalty fees for Violation of Rules and Regulations.

Management provided a list of July newcomers. Board Directors are encouraged to call on newcomers in their respective areas.

Finance Committee – Michael Olson noted that the First Community Bank CD maturing in September will be reviewed at the next Board meeting. The Finance and Maintenance Committees will meet jointly prior to the next Board meeting. The finance committee had recommended securing an expert to update the GTIA billing system as the prior Access Program is not compatible with the newer Quicken formats. To date, Management has received two replies to thirteen requests submitted for such a conversion.

Maintenance Committee – Les Lavin confirmed this committee will target to meet with the finance committee in order to develop the first draft of the 2016 budget later this month.

Communication Committee – Marg Hough noted the committee did not meet this month.

Parks Committee – In Pat Coughlin-Schillo’s absence, Marg Hough provided a synopsis of the July Park District Board meeting. Mark Munoz will attend the August Park District Board meeting.

Nominating Committee – None

Old Business/New Business – None

Board Member Area Reports – None

Executive Session - None

Adjournment

Board Motion: .There being no further business, Marg Hough motioned to adjourn the meeting, David Derbyshire seconded. The motion was passed by a unanimous voice vote; the meeting was adjourned at 8:30p.m.

Respectfully submitted, Paula Gleason, Recording Secretary, Signature on File