

# **Crystal Lake Townhome Association – Minutes**

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Board of Directors

Jim Weglewski, Stuart Lindsay, Peg Berezewski, Ryan Hudson, Paula Tomaszewski

## **Board Meeting Minutes 3-13-21**

**Call to Order: 9:00 a.m.**

**Check in: Jim Weglewski, Stu Lindsay, Peg Berezewski, Paula Tomaszewski**

**Approval of last meeting's minutes:**

**Stu moved to approve the minutes of the February meeting and Jim seconded it. Unanimous vote yes.**

**Comments, Questions, Requests from Residents:**

**Please be considerate of your neighbors as to patio lights on late or all night and or wind chimes that may disturb your neighbors.**

**Old Business:**

- **Christmas decorations cannot go up until the day after Thanksgiving and must be taken down by the January 15<sup>th</sup>, weather permitting.**
- **Stu to contact Elizabeth Miller, Attorney at Law, to make the change regarding garage, lawn and estate sales to the bylaws, and register the changes with the State of Illinois.**
- **Yard signs are not permitted. Fines of \$100 for first offense and \$500 for second offense will be issued.**
- **Fine for violation of snow parking rules are \$100 for first offense and \$500 for second offense.**
- **Research new landscape/snow removal company to be completed by August 2021.**
- **Need to transfer a sum of reserve fund monies from Old Plank Trail Bank to another bank to maintain FDIC insurance on our reserve funds. Approved.**

**Financials:**

**Checks approved for February 2021**

<b>MBS contract final</b>	<b>765.00</b>	
<b>Green Arbor contract</b>	<b>3,738.20</b>	
<b>Internal Revenue tax payment</b>	<b>277.00</b>	
<b>Illinois Dept of Revenue</b>	<b>153.00</b>	
<b>Total Amount Paid Out for Expenses</b>		<b>4,933.20</b>

**New Business:**

- **Stu and Peg moved \$150,000 in reserve funds to a 2-year CD at First Midwest Bank. This move was done primarily to stay in compliance with bylaw regulations regarding FDIC limits.**
- **Carefree is coming out May 5<sup>th</sup> to turn on the sprinkler system.**
- **A Letter was received by some residents about dryer vent cleaning. A resident inquired if it were authorized by the Board, and if we would pay for cleaning. The answer to both questions is “no.”**
- **New lawn care companies will be checked into.**

**Announcements:**

**Adjourned: Stu made a motion to adjourn the meeting at 9:50 and Jim seconded it.**

**Next meeting: Saturday, April 10, 2021**

**Covid 19 has made all plans/dates tentative. The resident’s meeting will be rescheduled via Zoom. Details forthcoming.**

**Respectfully submitted by: Paula Tomaszewski, Secretary for the Board**