

Shadow Lake Village
Board of Trustees State of the Union Meeting
Tuesday, September 16, 2003. 7:30 pm.
Call to Order: 7:35 pm.

In attendance:

Board:

President Kevin Byrne
Vice-President Mary Carhart-(absent)
Secretary Karl Strauch
Treasurer Raymond Johnson
David Anderson
Ned Hammond
David Howell
Walter Lohmann
Fr. Joseph Quinlan

Wentworth Administration:

Richard Carpenter

Worthmore: Maintenance
Chris Tensen
Will Boyce
Jim Sullivan

Marion:Security
Capt. Harold Taylor

Attorney:

Donald Steel

Residents:
(Attached)

Salute to the Flag: Dave Howell

Opening Prayer: Father Joe Quinlan

Introduction of The Board of Trustees and Managers: Kevin Byrne

President's Remarks: Kevin Byrne

- *Welcome to all the residents who are in attendance.*
- *A new landscaping contract was established for the Entrance and front of Clubhouse.*
- *The Shadow Lake Village website has been established and is very helpful for the Administration.*
- *The Clubhouse was painted and a new Ballroom floor was installed.*
- *The pool furniture has been upgraded to include new umbrellas and refurbishing of old chairs.*
- *Kevin Byrne thanked the Landscape Committee for the flowers at the pool.*
- *A new deck was built on the Boathouse. The Boathouse was painted and the deck "treated".*

- *Security has been given new procedures for resident contractor control.*
- *Parts of the infrastructure of SLV is in need of repair and should not be delayed.*
- *The Capital Equity account provides additional funds for many projects.*
- *Insurance premium in 2003 was increased by 80%.*
- *The snowstorm caused budget cutbacks during 2003.*
- *In the event of a snowstorm, residents must be patient and allow for up to 48 hours for snow removal.*
- *Kevin Byrne thanked all residents for their support.*

Treasurer's Report: Ray Johnson:

- *During the 1st Quarter of 2003, the Association was struck with some extraordinary expenses.*
- *The insurance increase was offset with a special assessment for the remainder of 2003 (April, July, and October payments).*
- *Budget revisions were necessary to meet expectations.*
- *Assessment payments are now electronically transferred into the SLV Operating account.*

Trustee Reports:

Karl Strauch, Secretary:

- *Report on disposition of old records stored in attic.*
- *Walter and Dottie Erosh have been appointed Co-Chairs of the Elections Committee.*
- *Karl Strauch reviewed insurance issues and will work to reduce insurance costs.*

Walter Lohmann:

- *Walter's duties include Architectural Control Committee, Violations Committee, Republican Club, Democratic Club, and Security.*
- *The Architectural Control and Violations Committees play a major role in establishing standards for SLV.*

- *New owners get a copy of the resale book, which contains important SLV documents. After the closing, new residents are given a Welcome Packet by the Administration Office, which also contains invaluable information. It is the owner's responsibility to know all rules and regulations of the community.*
- *Residents should support Republican and Democratic Clubs.*
- *Shadow Lake Village emergency procedures will be implemented in the event of a major storm.*

Dave Howell:

- *Dave's responsibilities include Landscape Committee, Ladies Golf, Lakers, Golf Committee, Golf Contract, Garden Club, Tree and Shrub Committee, Socializers, and the Movie Committee.*
- *Dave is privileged to work as a Trustee on the Board.*
- *Prior budget revisions have prevented many projects from occurring.*

Ray Johnson:

- *Financial reports are available in the lobby.*
- *Treasurer's responsibility includes monitoring BOT plans for the future.*
- *Ray attends monthly Worthmore oversight meeting to monitor financials.*

Father Joe Quinlan:

- *The entire Clubhouse interior was painted this year.*
- *The Boathouse deck was replaced, lights were added, and the deck was painted.*
- *Space in the attic has been cleared by removing old documents based on new SLV record retention guidelines.*
- *Fr. Quinlan is the liaison to Bocce, the Library, and the Rosary Group.*
- *The Board of Trustees has preliminary plans to possibly update and enlarge the Clubhouse.*

Ned Hammond:

- *Ned has learned a lot during his three months as a Trustee.*
- *The erosion problem at 7 Loch Arbor Way is under review. The professional survey of the area is almost complete.*
- *The sewerage problem on Andover Court is maintained by Roto Rooter three times a year. The sewer system will hopefully be replaced in the future.*
- *The concrete work survey has been completed.*
- *Gutter problems are being addressed.*

David Anderson:

- *Dave thanked Paul Ellman for his work as Chairman of the Condo Reps.*
- *Dave thanked Bruce Fowler for his work as Webmaster of the SLV website, www.shadowlakevillage.com.*
- *Dave thanked Barry Cruikshank for his work as the "Computer Tutor", aiding residents with computer questions.*
- *Dave is responsible for monitoring what is put on Channel 21.*
- *Dave is also responsible for running the Newcomers Reception on October 28th 2-4pm.*

Questions and Concerns:

Q: Violet Kennedy asked for a copy of the Treasurer's report.

- ✓ *Ray Johnson advised that a copy of the financial data is available in the Administration Office.*

Q: Al Weiskopf would like to see the Billiard Room tables recovered.

- ✓ *Fr. Joe Quinlan will address this issue.*

Q: Roger Nicholson questioned the efficiency of the work order process. Mr. Nicholson feels that residents should receive an acknowledgement from the Maintenance Department.

- ✓ The BOT will review the work order process taking into consideration residents' comments.*

Q: Roger Nicholson advised that the Middletown Police Dept. needs to be notified of the hazardous layout of the intersection at Dwight and Red Hill Road.

- ✓ Rich Carpenter will send a letter from the Village.*

Announcements:

- N/A*

Adjourned: 9:00 pm

Respectfully Submitted,

*Richard Carpenter
Administration Manager*

*Karl Strauch
Board Secretary*