

FOUR LAKES CONDOMINIUM ASSOCIATION D
MEETING MINUTES
OCTOBER 25, 2023

I.CALL TO ORDER

President Donna Brown called the meeting to order at 6:40 PM. President Donna Brown (DB), Treasurer Caterina Varvaro (CV), Secretary Karen Forslin-Bojnansky (KF-B), Director Kaitlynn Wolfgram (KW), and EPI Representative Mark Stevens (MS) were present.

III.APPROVAL OF MINUTES

Motion made by DB to approve the minutes from September 27, 2023. Seconded by KF-B. Motion passed. DB, CV, KF-B, KW—Ayes

IV.OPEN FORUM

Motion made by CV to rescind \$50.00 fine for 6013 1E Forest View for a charcoal grill. Seconded by DB. Motion passed. DB, CV, KF-B, KW—Ayes

VI.MANAGEMENT REPORT

FINANCIAL

Motion made by CV to approve the 2023 audit by Cantey and Associates for a total cost of \$4,000.00. Seconded by KF-B. Motion passed. DB, CV, KF-B, KW—Ayes

MISCELLANEOUS OPERATING

Motion made by DB to approve the removal of the tree at 6010 Forest View by Village Services at a total cost of \$225.00. Seconded by KF-B. Motion passed. DB, CV, KF-B, KW—Ayes

Motion made by KF-B to approve Snow Removal by Village Services at a total cost of \$40.00 per hour plus the cost of calcium chloride. Seconded by CV. Motion passed. DB, CV, KF-B, KW—Ayes

Motion made by KF-B to approve the Landscape Maintenance Service for 2024 by Village Services at a total cost of \$3,058.00 per month. Seconded by CV. Motion passed. DB, CV, KF-B, KW—Ayes

Motion made by KF-B approve the roof inspection and fall gutter cleaning by Showalter Roofing at a total cost of \$10,095.00. Seconded by CV. Motion passed. DB, CV, KF-B, KW—Ayes

RULE APPEALS AND VIOLATIONS

Motion made by DB to rescind the \$150.00 Census fine for 1603 Forest View 2E. Seconded by KW. Motion passed. DB, CV, KF-B, KW—Ayes

Motion made by KF-B to rescind the \$25.00 late fee for 6015 1B Forest View. Seconded by CV. Motion passed. DB, CV, KF-B, KW—Ayes

VIII.EXECUTIVE SESSION

Motion made by DB to go into Executive Session at 9:40 PM. Seconded by KF-B. Motion passed. DB, CV, KF-B, KW—Ayes

Motion made by DB to go back to regular Board Meeting at 9:47 PM. Seconded by KF-B. Motion passed. DB, CV, KF-B, KW—Ayes

X.ADJOURNMENT

Motion by DB to adjourn Board Meeting at 9:51 PM. Seconded by KF-B. Motion passed. DB, CV, KF-B, KW—Ayes