

**Location:** Antioch Township Center, 1625 Deep Lake Rd, Lake Villa, IL 60046  
*NeuHaven Master Association Board of Directors Meeting*

I. **Call to order:** 7:39 PM

II. **Roll Call**

*Present:* Mark Tarkowski, President  
Kirk Hitschel, Secretary  
Larry Grigsby, Treasurer

Joe Dorjath, Town Homes Director  
Ken Roden, Town Homes Director  
*Absent:* none

Sara Hines, CMCA, Community Manager, Associa

III. **Agenda:** Move Lake and Ponds presentation to beginning of Business.

IV. **Approval of Minutes:** Motion to approve 2021 November minutes by Hitschel, second by Dorjath. Motion passed unanimously. Motion to approve 2021 December minutes by Hitschel, second by Roden. Motion passed unanimously.

V. **Report of Financials:** As of DEC 31, 2021, Operating Cash: \$172,910.56; Reserve Cash: \$205,337.23; Accounts Receivable: \$ 177,314.96; Prepaid Assessments: \$0; Operating Net Income/(Loss): \$ 21,910.64 Motion to approve by Grigsby, second by Tarkowski. Motion passed unanimously.

VI. **Association Business:**

- Lake and Pond Solution 2022 proposal: Motion to approve Soft Sediment Survey for \$2100 made by Dorjath, second by Grigsby. Motion passed unanimously. Motion to approve not to exceed total of \$13000 for pond treatments; fountain removal, storage, installation; aerator maintenance; scheduled visits; algae/plant treatments made by Hitschel, seconded by Dorjath, motion passed unanimously.
- Flag pole lighting: Sara to request revised bid to add one and two new lights.
- Monument plant redesign by Cornerstone: Motion made by Tarkowski to approve \$5410 to be paid from Reserves to remove and plant new plantings by both monuments at entrance, seconded by Grigsby. Yeas: Tarkowski, Grigsby, Hitschel – Nays: Dorjath, Roden. The motion was passed.
- Tree removal and planting along RT-173 by Davey: Motion to approve \$11265 to be paid from Reserves made by Grigsby, seconded by Tarkowski, motion passed unanimously.
- Sealcoat parking lot by Sprenger park by Hutchinson: Motion to approve \$2000 made by Dorjath, seconded by Tarkowski, motion passed unanimously.
- Add a budget amount in 2023 for pond buffer burn made by Grigsby, seconded by Tarkowski, the motion passed unanimously.
- Fountain repair being investigated by Grigsby – scratches causing water leakage.

- VII. **Adjourn at 9:42 pm:** Motion to adjourn made by Tarkowski, seconded by Grigsby, motion passed unanimously.

*Minutes approved by: x* 

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02/28/2022