

Summit Park

Condomium Association

Board of Directors Meeting
May 23, 2022 – 6:30 p.m.
Spring Lake District Library

Members Present: Bob Pallas, Kathleen Klage, Chuck Hasseldahl and Gary Cole

Meeting was called to order at 6:30 p.m.

Old Business:

- Minutes from March 23, 2022 meeting were approved.
- Mr. Cole reported that the repairs behind unit #2 are complete

New Business:

- 2022 year-to-date financial report was presented and reviewed (attached). Mr. Hasseldahl stated that the checking account has an approximate balance of \$30,900.
- It was noted that the HOA's insurance annual premium is \$6,004. Mr. Pallas agreed to look into other quotes.
- Mr. Cole reported that the first pest application has been completed.
- Mr. Cole also reported that sprinkler startup has been completed. Mr. Pallas asked that sprinklers in front of unit #4 be inspected and adjusted if necessary as there appears to be significant over-spray onto the porch. Ms. Klage inquired about watering days and length with a concern that over watering might be occurring. Mr. Cole stated that the watering takes place on Sundays, Tuesdays, Thursdays and Fridays.
- Mr. Pallas pointed out that the spring cleanup performed by West Michigan Ground Services damaged some flowers to units # 3 and 4. It was agreed that opting in or out of this service on a unit by unit basis will be brought up at the Annual HOA meeting.
- In an effort to save on snow removal costs it was agreed to consider the possibility of not having the curved walkways leading to side garage doors shoveled. This will be discussed at the Annual HOA meeting. Mr. Cole is to inquire as to how much this might save.
- It was noted that for excessive trash/recycling removal the HOA is charged extra. Mr. Cole and Mr. Hasseldahl will develop guidelines to be discussed at the Annual HOA meeting.
- The 2022 maintenance plan was discussed and it was agreed that additional advice/bids would be sought for prevention of water damage around the front brick facades.

The meeting was adjourned at approximately 7:30 p.m.

Remaining 2022 Board meetings: July 18, September 19, October 17 (Annual Meeting) and December 19.

[Empty Box]

THRU May 15, 2022

EXPENSE ACCOUNTS		2022 BUDGET		PCT of BUDGET EXPENDED
510	Insurance	\$3,001.98	\$6,200.00	48.42%
520	Legal Counsel			
530	Professional Fees	\$175.00	\$175.00	100.00%
540	Office Expense	\$6.38	\$100.00	6.38%
545	Invest. Expense			
550	Interest Expense			
560	Reserve Refund			
610	Electricity	\$213.88	\$700.00	30.55%
620	Building Maint.	\$820.00	\$7,000.00	11.71%
630	Grounds Maint.	\$385.48	\$6,400.00	6.02%
640	Snow Removal	\$2,056.00	\$2,000.00	102.80%
650	Trash Disposal	\$1,511.00	\$3,000.00	50.37%
710	Misc. Expense	\$0.00	\$150.00	
=	=	=	=	=
		\$8,169.72	\$25,725.00	31.76%