

**Mariner Hills Property Association, Inc.
Board of Directors -- Meeting Minutes 2009-04-18**

Directors Present: E. Graff, T. Hanson, W. Miller, R. Seyfried, M. Schultz
Directors Absent: N. Bakko, L. Schauer
Others present: [none]

Proceedings:

1. MHPOA Board Meeting called to order by E. Graff at 10:30 AM on Saturday, April 18, 2009, at the home of R. Seyfried.
2. Motion to accept Meeting Minutes of the Board Meeting from 2008-12-06 by R. Seyfried, 2nd M. Schultz; all agreed.
3. Motion to accept the Treasurer's Report of 12-01-2008 by W. Miller, 2nd by R. Seyfried; all agreed. Secretary noted that in speaking with the Treasurer (absent) on Friday evening, we were still awaiting 17 of the home/lot owners to pay their 2009 Assessment who will need to be sent a reminder notice concerning payment (and this is in roughly in line with past years).

Old Business:

1. **Web Site:** No change. W. Miller being busy with other issues, has not yet gotten around to implementing changes to record aggregate usage info from the website.
2. **Pool Issues:**
 - **VGB Compliance** – Secretary W. Miller noted that also in his Friday evening conversation with Treasurer L. Schauer, she noted that she had just received an “unexpected” invoice on Friday afternoon from a firm called “AquaMan Pool & Spa” and was very puzzled regarding this, having no record of this firm. E. Graff noted that this was apparently the “contractor” our pool cleaning vendor referred us to for VGB compliance work, and apparently that they had done a data collection “inspection” of our pool during the previous week.

Via a phone conversation with the Treasurer, it was noted that the AquaMan firm had sent an “Invoice” in the amount of \$1750.00 (purportedly including \$250 to cover the datacollection “inspection”; \$750 for state permit/application fees, and \$750 in “Engineering Fees”); and that they had also included a “Proposal” for slightly over \$2,000 covering time and materials in install VGB compliant grates and an “SVRS” system).

It was decided that the Treasurer should send the invoice & proposal (or copies of them) to Secretary W. Miller as soon as possible, and that the newly formed “Pool Committee” should meet at 6:30 PM on Wednesday evening at the home of W. Miller to look into the whole VGB issue, resolve the situation with AquaMan and/or get estimates or quotes from other vendors – in order to expedite our compliance with the new federal “VGB” and the relevant Wisconsin state requirements.

- **Septic Tank Pumping** – T. Hanson states that he has called a contractor to have the pool property's septic tank pumped.
- **Door Strike Plate** – This remains as it was, in urgent need of repair.
- **Separate Deadbolt Lock** – Installation of a second (key-only) deadbolt lock on the door leading from the bathhouse into the pool area is not yet complete.
- **Door Frame** – the main entry door and door frame on the Bathhouse should be replaced with a steel frame unit.
- **No Light on Path (Motion Sensor Light)** – Electrician has been hired to install a motion sensor light covering the path to the bathhouse entrance (note: cost not to exceed \$300 per previous motion).
- **Deck and Bathhouse Cleaning Person:** We need to locate and hire someone to do this on a regular basis (the cleaning/checking of the bathhouse is NOT part of our Pool Service). In the recent past, the cleaning schedule has been Monday-Wednesday-Friday, and averages about 2 hours per day (6 hours per week, paid at \$12.50 per hour for a total average cost of \$75 a week or \$300 a month – during the summer months only.) If no one else can be found to do this, E. Graff has stated he and his family will temporarily take on the task.
- **Pool Vandalism/Surveillance Camera:** No changes. Set aside until future meetings, with Pool Committee to develop a plan, and return with options and costs to the Board.
- **Pool Lock & Audit Data:** Referred to the Pool Committee.

3. **Bylaws:** No change. Other issues are taking precedence. (*Reiteration for the record that the Bylaws Committee completed a draft set of revised bylaws and the Board simply has to decide how/when to proceed*). Discussion did (again) bring up the idea of moving the date of the Annual Member's Meeting to the weekend prior to Memorial Day – especially relevant as with an increasing number of full-time residents, our members are increasingly choosing to go on vacation during Memorial Day are are thus not present for the meeting; in time this could cause us a problem with getting a quorum.
4. **Permanent Pavilion** – T Hanson noted that he had Menard's price a 20' x 30' open-sided shelter with a shingle roof and aluminum-trimmed posts & fascia – estimate was \$2,650 for materials.

New Business

1. **Member Survey:** W. Miller stated that he had not yet been able to develop a rough “survey” (as requested by vote at the 2008 Annual Members Meeting). He desired to get a quick approval/agreement on a short number of questions (so that we can include it with the Newsletter / Proxy mailing in May), developed along the lines of the following:
 - That the board is surveying members for input to a planning committee for considering Amenities/Facilities in addition to the Pool & Pier.
 - Rated 0 to 5 – Value placed on a Pavilion/Open Shelter (with possible Picnic/BBQ, etc).
 - Rated 0 to 5 – Value placed on an improved “Nature Walk”.
 - Rated 0 to 5 – Value placed on a Children’s Playground/Play Area (with permanent feature, etc).
 - Rated 0 to 5 – Value placed on a “Adult Recreation Amenities” (no one liked that wording, but no other suggestions achieved consensus) – and to mention the possibility of Basketball, Tennis, and similar “game courts,” etc.
 - Rated 0 to 5 – Value placed on replacing the existing pool (when it is deemed unusable) with a nearly identical pool.
 - Rated 0 to 5 – Value placed on an “expanded Pool facility” (noting features such as child wading pool/area, hot tub, etc.)
 - Rated 0 to 5 – Value placed on a “significantly expanded Pool Facility” (stopping short of being an enclosed pool).
 - It was noted that it must be made clear that this survey is for “information/opinion only” in developing plans and proposals and that the survey is not a “vote” approving or disapproving any particular facility or amenity.
 - Finally, it was noted that the “vagueness” of certain questions (like the one on “Adult Rec Amenities”) is problematic, and that we should either give people a specific set of choices, or – at a minimum -- a place to comment on their preferences.
2. **Future Board Meetings:** Locations scheduled for 2009 as follows:
 - a) May 24th – Morning before annual meeting, at home of L. Schauer.
 - b) July 18th – location TBA (tentatively at home of E. Graff).
 - c) September 19th – location TBD.
 - d) December 5th – location TBD.
3. **Motion to adjourn.** W. Miller made motion to adjourn; all agreed, The meeting closed at 12:10 PM.

Minutes submitted by Warren L Miller.

Signatures of acceptance of above attached minutes:

Eric Graff, President Date

Tom Hanson, Vice President Date

Warren Miller, Secretary Date

Lenore Schauer, Treasurer Date

Nate Bakko, Director Date

Bob Seyfried, Director Date

Mary Schultz, Director Date