



Aspen Meadows Condominium Association

President: Bill Sinzheimer • VP: Dan Reich • Treasurer: Brad Brown • Secretaries: Cindy Tisdall, Christine Burnsfield

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Board meeting 12/14/21 Billy's Tip 'n Inn

Board members present:

Brad

Bill

Christine

Cindy

Call to order 7:04 PM

Carol to type and publish minutes of meetings. Carol also to do labels for dues letters

Lawsuit date for Lot #11 is March 2

Reminder to be sent out that any changes/additions/alterations need to be sent to the board for approval

Budget

- *Brad has updated numbers. Every debt is paid to date and nothing is currently owed or outstanding

- *Brad needs to get updated policy from insurance agency. Considering shopping insurance prior to next years renewal

- *Brad is added to all bank accounts and Jeff is now removed. Bill and Brad are 2 signers on account.

Landmarc violation letter

- *Sent and received 12/9. Signed for by Marc O'Rourke.

- *Response is dated 14 days from 12/3 and then fines will start to accrue. To date we have no response from letter or from Lori Beattie

- *Bill spoke to Nick Spenser at building department, he is to drive by and inspect and follow township process. No response yet as call was made 12/13. Goal is to keep township involved in all new houses going up.

Fall clean up

- *Bill finally got quote from Your Way, \$300 to clean up front entrance. Brad approved, Cindy second, passed

- *Bill will walk property in the spring to finalize next year's contract

Dues

- *Should dues be raised for 2023?

 - replacing trees

 - construction traffic

 - maintenance is increasing

 - dues would rather be increased small amount vs having to come up with special assessment. Can go towards reserve account and can accrue interest **to be discussed after next meeting once snow is paid

- *Since Landmarc bought empty lots does builder now have to pay dues for each lot?

- *Paypal fee to be considered for annual dues

Christine to send out winter newsletter. To be sent out quarterly.

Snow removal, paying per push

Upcoming: Erosion for lot #5 in to retention pond. Need to have company look at and evaluate, Bill to facilitate.

Letter to be sent to Nottingham residents to be mindful of cutting through our subdivision.

No tree trimming slated for spring

Rules and Regulations

- *Refer to bylaws for parking on the street
- *Define landscape and clarify in R&R
- *Electric fences-need to know dates for grandfathered fences in front yards

Meeting adjourned at 8:27 PM