

**Board of Directors Meeting  
AmericInn Waconia  
September 17<sup>th</sup>, 2018**

Board Members present: Roger von Holtz, Jamie Heins, Bill Vit, Katie Pennington, Bob Rabin, and Chad Heyrman.

Home Owners present: Tom Berscheid

Ben Kieffer of Compass Management Group, Inc. present

Call to Order: The meeting was called to order at 6:30 pm.

Tom Berscheid wanted to discuss the vote taken by the board to discontinue the use of him for the Outlot prairie maintenance. He passed out a proposal to continue the maintenance and discussed the reasoning and procedure.

Discussions by the board regarding this matter:

The lot maintenance only benefits less than 10 homes directly, including Tom's; and indirectly about 25 homes. There are other areas similar to this on the property we are not maintaining, nor are we getting complaints for.

The Board believed in the original proposal the work was supposed to be less each year, not a continuance each year. There is a proposal to plant shrubs in this area. There are several issues with this including maintenance of shrubs, watering issues, etc.

Let Tom know the proposal was not approved at this time. We will contact a prairie restoration company to see the protocol for these types of areas to reduce the noxious weeds and decide what to do from there. Compass will contact the company and have a proposal for the next meeting.

We discussed the dog kennel at 4538 Covey Trail. Jamie received a letter from the Police Chief on letter head stating it was a service dog. The owner is allowed to have this structure until such time they sell or rent, and then will need to conform to the standards for trash enclosures.

Discussion on the pond signage. We are waiting on the Plat Map from the attorney in order to identify where the signs need to be placed. There was question on whether lots owned by the county, city, bank; are actually the maintenance responsibility of Hunters Crest. Once we have the plat, we will mark the locations on a map and place the 'no use of ponds' signs on the watershed sign posts. We will also be adding this into the rules and regulations guidelines to reduce our liability.

# Board of Directors Meeting Minutes

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We discussed tree replacements and voted to move forward with Gertens price, unless Superior would match the cost. We will notify owners who are affected only.

We discussed the proposal for the governing document rewrite. While it will be an extremely difficult task to complete, it should be doable with the right incentives for homeowners.

Roger mentioned the fact we already had the attorney look at the rules and regulations document for consistency with the current documents, but was wondering why the fine structure was not reviewed. This was not part of the request, as they were just looking at the rules document to be implemented.

It was approved to move forward and complete a draft before the end of the year. Once that is approved, we will be sending it out with the Annual meeting packets and will answer any questions at that meeting. We will likely need several months for all ballots to be returned.

It was voted to send a daily fine for the 9670 Gander Lane for non-compliance with the driveway application.

We reviewed the financial statements and the month of August ended with \$222,138 in cash. There is a total of \$11,233 in accounts receivable which all have action being taken on them at this time.

Compass will continue to take minutes until a secretary is chosen.

Next Meeting: October 15<sup>th</sup>, 2018

Adjournment: The meeting was adjourned at 8:55 PM