

**MINUTES FOR JULY, 2011 MEETING
FANDEL FARMS CONDO ASSOCIATION**

Judy called the meeting to order.

First order of business was Nathan Isenberg's Treasurer's report. Nathan was absent, but he emailed a copy of the report to Judy. Judy reiterated that Nathan would receive condo dues as stated in previous minutes. Judy passed out copies of the Treasurer's Report to those who wanted a copy. Treasurer Report was submitted and accepted.

Judy stated that there would be new board members. They are as follows:

Nathan Isenerg- Treasurer
Dave Diggle-----?
Peg Reed.....Secretary
Lee Ann Isbell....?
Judy Michael.....?

We haven't decided who will be president, and we needed an additional board member for a 5 chair board. Lee Ann volunteered for the 5th position. Motion to make Lee Ann a board member and floor approved.

Discussed the driveway issue. We needed 3 bids, and Judy has reports. She shared with floor the 3 bids & prices. Verita Reliford motioned we go with Fritz. Floor approved.

It was decided that Jim Carmody was doing a good job on lawn treatment & mowing, so no changes.

Floor asked about Association garage sale. Dates for the sale were discussed.

Reagan Gearhart asked about changing the day and time for the condo meetings. Judy stated that Fire House open on Thursday evening. Jim Brumm suggested Thursday evening to see if we would have a better turn out than Sunday afternoon.

Reagan Gearhart inquired about a Face Book Page for Condo Association. Jim Brumm asked if we would still keep the website. We decided that we will keep the website, & Reagan would set up the Facebook page and link it to the website.

Jim Brumm asked about the issue with Maxine Huebsch regarding Paul Gibb asking Maxine to pay her condo fees to him rather than our Condo Association. Jim elaborated on this issue stating that Paul Gibb is wanting to create a Phase 2 Condo Association. Judy Michael & Peg

Reed went to Paul Gibb's office to discuss this issue. His secretary said they hadn't received Maxine's check. Judy called our Condo Association attorney, Dave Brown, to see if this was legal, and he said Gibb can't do this. Our Association has been taking care of her yard, shoveling her snow and insuring the outside of her condo. Maxine stated she did mail check to Paul Gibb but will send fees to Nathan in future. Judy sent a letter to Paul Gibb stating that Maxine will be paying her condo fees to our Association. She also asked that Maxine fees paid to Paul Gibb be returned & asked him to finish jobs still needed on her condo.

We discussed the issue of mowing needed on the empty lots. 6" is limit on height. Judy sent pictures of overgrown lot to the Village.

Floor asked why Paul Gibb wanted to start Phase 2. Ralph Yerby asked how Paul was able to file Phase 2 papers, and how he was able to put up fences & allow renters. Ralph suggested we ask how he was able to file. Jim Brumm stated on Sept 8, 2010 he found out there was a Phase 2. Condos 101 & 103 starts Phase 2. Floor wants us to see if Paul Gibb's Phase 2 is legal. Verita Reliford offered to help find out if Paul asking Maxine to pay was fraudulent against seniors.

Judy suggested we water lawns in dry weather. She also stated we would only have lawns mowed every other week when dry and hot. Linda Brumm asked that Judy send an email when lawn is to be treated.

We discussed damage from grass trimmers on condos 113, 205 & 208.

We discussed front doors that haven't been wrapped at condos 101 & 201. Petersons don't want their door wrapped.

Jim Brumm motioned we adjourn & floor approved.

Minutes submitted by
Peg Reed, Secretary
Fandel Farms Condo Association