

**Championship Village Association Meeting  
May 21, 2007 Minutes**

**Meeting Called To Order At 7 pm by Stephen Van Goethem**

**President: Stephen Van Goethem**

**Vice President: Mike Cowling**

**Board Member: Norm Mims**

**Treasurer: John Hrovatin**

**Secretary: Sue Dlouhy**

**Note: A quorum was not present at the May 21, 2007 meeting.**

- **Election of Board of Directors for 2007 - 2008**

- President – Michael Cowling
- Vice President – Norm Sims
- Member – Stephen Van Goethem

Outgoing Board President Stephen Van Goethem agreed to serve as a member of the board for another year as there were no other nominees for the position. The board encouraged residents of Champions Village to step forward and seek election to the board in future years.

- **Proposal to assess \$30 penalty if association dues are not paid by March 1<sup>st</sup> of every year :**

- A recommendation was made to penalize property owners who do not pay annual association dues in a timely manner. The \$120 fee would increase to \$150 for property owners who do not pay by March 1<sup>st</sup> of every year.
- Late payments result in the need for additional correspondence and handling of money.
- Late payments and failure to pay dues may have an impact on annual budgets for routine maintenance, subdivision improvements and administration fees.
- Homeowners who do not pay annual fees can anticipate a lien on their property.
- The proposal was tabled until the September meeting due to lack of quorum.

- **Board members proposed reducing the number of Subdivision Association meetings from three to two annually.**

- The proposal will be considered at the September meeting.

- **Proposal for additional signage.**
  - Board has proposed installation of a Champions Village sign at the Champions Drive entrance from Loomis Road. Design options are being considered and will be presented at the September meeting.
  
- **Board members continue to communicate with and/or send Action Notices to those homeowners in violation of Subdivision Covenants.**
  - A number of mailboxes within the subdivision are damaged or no longer standing upright. **Board members will be sending letters to appropriate homeowners advising them to repair or replace the mailboxes.** The letter will include information about the availability of replacement mailboxes, a contractor who can provide installation or repair services and anticipated costs.
  - Reminder that the Architectural Control Committee (Association Board Members) must approve all building and landscape plans before work can begin. Two copies of plan drawings, including dimensions and measurements, as well as any appropriate color samples and/or material samples, must be submitted to the Architectural Control Committee.
  - Requests for permanent basketball stands/hoops must be submitted to the Architectural Control Board. Covenants require permanent stands to be located at least 25 feet from the street.
  
- **Board members continue to communicate with City of Muskego Engineers regarding subdivision flooding issues.**
  - Residents experiencing persistent flooding problems are welcome to contact a member of the Association Board of Directors to aid in discussions with City officials. Stephen Van Goethem has served as the voluntary liaison between the subdivision and city officials in recent years.
  
- **“Good Neighbor” reminders:**
  - The Muskego Lakes Golf Course is private property for use by members and should not be used as a recreational area by subdivision residents.
  
- **Treasurer’s Report: January 1, 2007 – April 30, 2007**
  - Revenue at beginning of period -\$10,794.36
  - Receipts - \$20,730 (primarily Subdivision Association dues. Several homeowners have not paid dues for 2007.)
  - Disbursements - \$5,612.10 (Includes new fountain on pond.)
  - Cash at end of period: \$25,912.26

**Upcoming Meeting - September 17, 2007 at Muskego Lakes Country Club**