



The meeting was in person; called to order at 6:30 pm. , Larry Acker, Nick Connor, Pat Boyer, Steve Fabry, Peter Fantle, and George Schick were present.

Secretary's Report (Pete Fantle reporting)

- Minutes of the June 30th meeting reviewed by email and were unanimously approved.

Treasurer's Report (Pat Boyer reporting)

- Pat will be meeting with the ECC to provide insights into the budget on Aug 19th.
- Letters were sent to four homeowners at or close to one year behind. Three generally pay by the year, one homeowner is 6 quarters behind.
- Our employee has received a \$2/hr raise as agreed upon at previous Board meeting.
- As of August 3rd 2021

\$22,418.62 - Checking Balance book balance

\$14,217.84 – Money Market balance

Architectural Control Committee (ACC) Report (Larry Acker reporting)

- A homeowner request review for a new roof.

Environmental Control Committee (ECC) Report (Nick Connor reporting)

- Native Niche will soon be spraying for reed canary grass and purple loosestrife along the shoreline. This will result in bare spots that will need to be replanted.
- Our employee has been focusing on beaches, flower gardens, walking paths, boat area, and mulching. Recent projects includes: removal of woody plants around lake shore, placement of memorial bench and path repair caused by beaver and muskrat damage.
- The new contractor has mowed common area three times of the projected five times. As we pay by the mow this has reduced our July bill.
- Woody plant trimming has been ongoing and reduced height as much as possible at this time. A winter prune has been proposed to further reduce the height of the vegetation.
- The mower has been placed for sale.
- There has been reports of the return of a few muskrats and a single beaver
- Further discussion on the timing and budget of the west swale project. This project is a carryover from 2020 and projected fall of 2021 completion.
- ECC is evaluating options for cleaning up the boat areas.

Old Business

- The Board is working on a motor rule rewrite to help bring a few boats into compliance.
- The Boat Committee is making progress on proposing solution to summer boat storage.

New Business

- The Board has received complaints about the trimming not being short enough. The vegetation was trimmed as much as possible at this time to maintain the health of the plant. We are

evaluating a prune in the winter when more material can be removed. After years of not being pruned it will take a few prunes to get to a healthy and good height.

- The Board has established an Election Committee with Larry Acker organizing.
- Due to increase in landscaping cost incurred by using a landscaper for mowing, the Board is considering a 10% increase in dues.

Next Board Meeting Date – Sept 15th 6pm, location TBD

Adjourn – The meeting adjourned at 8:00pm

2020-2021 Lake Brittany Board					
Position	Name	Term	Phone	Cell Phone	E-mail
President	Steve Fabry	2023	-	414-530-5844	stevefabry@yahoo.com
Vice-President	George Schick	2021	367-2527	414-852-9483	theshix2@msn.com
Secretary	Peter Fantle	2023	-	414-507-9152	pwfantle@gmail.com
Treasurer	Pat Boyer	2021	529-0410	414-305-0447	BoyerLBGA@att.net
At-large	Larry Acker	2022	425-6782	-	Lacker2223@gmail.com
At-large	Nick Connor	2022	-	414-238-3946	Nconnor2002@icloud.com
Manager	Open				