

Mountain

Bay Living

Condominium

Association

**Newsletter**

2547 M Telluride Trail  
Green Bay, WI 54313  
Mountainbayliving.com  
Helpline: 920-593-2615

# September & October

## Bugle

### News 2020



**Board of Directors**

Judy Goolsbey

Carol Ploetz

Jacob McKeever

Pat Prunty

Mike Cooney

Ron Kennedy

## Condominium Living (Common Elements & Limited Common Elements)

A Common Element is normally defined as all parts of the condominium other than the units. A Limited Common Element is an element that is restricted for the use of a particular unit owner. Some examples of limited common elements are as follows: your parking space in front of your garage, windows (a limited number), outer side of doors or a patio or deck- if one is associated with your unit. This is explained in Section 7.1 of the CONDOMINIUM DECLARATION. Even though these areas considered part of the owner's unit – the use of the "limited common elements" are governed by the MBCA Condominium By-Laws and our 13 Rules and Regulations.

Repair and Maintenance of these limited common elements is described in section 12.2 of the Condominium Declaration and specific details in the Rules and Regulations. These documents are located on the MBCA website.

## **BUDGET PLANNING FOR 2021**

Our budget planning process will start in October for 2020 for the coming year. This is your money and your community. If you know of any projects or issues that need to be addressed, PLEASE CALL THE HELPLINE WITH THE INFORMATION. We have been fiscally responsible every year, doing big projects in phases, keeping up with current owner issues immediately, and being transparent with the monies spent. We welcome any feedback so we can best plan for the future.

## **MBCA Elections Are Coming Up**

Attached to this Bugle edition is the BOARD MEMBER CANDIDATE SIGN-UP FORM. If you have the time and an interest to run for one of the 3 open positions, please fill out this form and return it to one of the locked Drop Boxes located by each mailbox station. The deadline date is Friday, October 30<sup>th</sup>, if you are choosing to be a candidate for one of the open positions. It's a 3- year Commitment. There will be a Special Election Bugle Edition in November, listing the candidates and their information submitted. The time-line plan is to have the individual voting ballots mailed to you through USPS, the third week in November.

## Check it out!

### Nextdoor APP

Nextdoor is a social **app** that helps you communicate with your neighbors. ... **Next Door** provides a great way to stay in touch with your neighbors. As an alternative to traditional forms of social media, Nextdoor offers a way to foster relationships with your neighbors without having to knock on their door. With the Nextdoor app, you can start discussions with your neighbors to bring attention to important issues within your community. Many owners in not only the MBCA community but also the Howard-Suamico community are using this app as a way to get connected.

Some of the topics being posted about include:

- ✓ Classifieds
- ✓ Crime and Safety
- ✓ Documents
- ✓ Free Items
- ✓ General
- ✓ Lost and Found

**THANK YOU LYNNE AND  
WELCOME RON**



Lynne Glinski turned in her resignation and elected to resign as of September 02,2020. The Board with sadness accepted her resignation and would like to thank Lynne for her years of service to the community.

Ron Kennedy of 2571 A has been appointed by the MBCA Board to finish Lynne's term. Lynne's term goes through the end of this year meaning Ron will now serve through December 2020.

**REMINDER:** MBCA is no longer able to receive special trash pickups curbside. If items are left on the curb the village will not pick them up!

**JULY AND  
AUGUST  
BY THE  
NUMBERS-**

Communication contacts within the MBCA are as follows:

HelpLine Calls- 45  
MBCA Gmail- 32  
Mailchimps sent- 8

## **CAUGHT IN THE ACT**

Thank you to all of those who notified the helpline of trash that was left on the curb. The board was able to act on this information and insure it was taken care of!

Please call the help line if you see a neighborly act benefiting our community. Names will not be used, just recognized for the neighborly act.