

**LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.**  
**BOARD MEETING MINUTES**  
**April 13, 2016**

The Lake Santee Property Owners Association Board of Directors met on April 13, 2016 in the Community Room. President Richard Veach presided and called the meeting to order at 7:30 PM. Other Directors present were Polly Ann Fox, Angel Hocker, Vicki Wilson, David Martin, Jim Massingale, Carol Goodwin, Ron Day and Mike Cutrufelli. Employees present were Jim Hornig (668) and Brad Jones. Members present were Rosemary Kinnett (889), Terri and Buddy Suiters (1416), Deb Evans (1510), Cathy Bryant (101), Clair and Nancy Fredrickson (348), Ronda Peetz (941), Stephanie Peetz (640), Bill Ryle (579), Bob Cupp (360), Scott Gibbs (352), Phyllis Schilling (530) and Barbara Cripe (880).

President Veach called for a review of the minutes of the March 9, 2016 meeting. The minutes were approved on a motion by Carol, seconded by Mike.

Angel Hocker gave a brief review of the Treasurer's report. The Treasurer's report was approved subject to audit.

Angel then presented the following bills to the Board for approval:

Apparelmaster	\$	217.40	Murphy Insurance	\$	6,543.00
Best Way Disposal	\$	699.74	New Point Stone Co.	\$	553.35
Boyce Forms	\$	296.00	Pitney Bowes, Postage	\$	1,164.29
Built-Rite Express	\$	3,531.00	Rivera Screenprinting	\$	594.92
Cardinal Pest Control	\$	45.00	Shirk's International	\$	1,637.93
Colonial Life	\$	159.50	Summit Microsystems	\$	50.00
Ron Day	\$	128.40	Superior Mowers	\$	7,809.93
Decatur County Auditor	\$	235.00	Stone's Napa	\$	77.17
Decatur County REMC	\$	1,157.25	The Office Shop	\$	32.05
Dunlap Building Materials	\$	321.00	Tim Lecher Farm Service	\$	144.90
Dyna-Pak Corporation	\$	4,545.20	Tops Home Center	\$	138.35
Frontier	\$	239.58	Verizon Wireless	\$	122.58
Gillman Home Center	\$	253.51	Wickens & Wickens	\$	1,113.95
Carol Goodwin	\$	39.54	Premier Companies	\$	490.76
Holtkamp Inc.	\$	1,508.70	Cardmember Services	\$	664.52
Brad Jones	\$	246.68			
LSPOA-Petty Cash	\$	105.82	<b>TOTAL:</b>	<b>\$</b>	<b>35,270.10</b>
Lake Santee RWWD	\$	403.08			

Angel stated that there were two additional bills to add to the list; Clear Creek Fisheries for \$12,010.00 and Decatur County Treasurers Office in the amount of \$1,914.18. After presentation, the bills were approved for payment on a motion by Vicki, seconded by Polly.

### **MEMBER INTRODUCTIONS AND COMMENTS**

Members were asked to introduce themselves and were given the opportunity to express comments.

Bill Ryle asked about disposing of trash fish and how this disposal should be handled. After some ideas were thrown around, it was decided that members should contact maintenance and they will dispose of them properly.

Terri Suiters stated that the Women's Club is currently trying to decide the best option for them to donate funds. The club would like to use these funds for the betterment of the Lake and its residents. An idea considered by the club was some type of netting on the beach umbrellas to keep birds from building nests on the bars and ledges. Another option considered was to add ceiling fans on the underside of the community room deck. Final option presented by Cathy Bryant (also of the Women's Club) was the creation of a community dog park. The group would like to see if there is enough interest and support from the community to create such an area. There was some support from members present for this idea. Dick asked how the group planned on maintaining this area or if they did. He stated that all other donations from the Women's Group are kept up also by the group. Cathy explained that the dog park would be housed on a Lake owned property that is cared for by maintenance already. She stated that members would be responsible for cleaning up for the area and after their pets. The group is just in the idea stage at this time, but would like some input from the community.

### **CORRESPONDENCE**

Brad stated that the lake received an email from Mike and Linda Howard who regretfully informed them that the Kiwanis would no longer be putting on the annual Hog Roast during the 4<sup>th</sup> of July day celebrations. Carol assured members that this issue has been taken care of and would be announced in her report.

Brad also stated that the business entity report from the State of Indiana has been taken care of.

## **COMMITTEE REPORTS**

### **Rules & Regulations – Polly Ann Fox**

Polly presented the amendment to rule 12.10 for second reading. The amended rule would read, “Outbuildings over 160 square feet in size and carports will have a continuous masonry foundation.” Upon hearing no additions or changes Dick called for a motion to approve. The change carried on a motion by Carol and seconded by Jim. Since the amendment carried without change, Polly was able to present the rule change for a third and final reading. The rule change carried on a motion by Mike and seconded by Ron. Rule 12.10 will be updated in the Lake Santee POA Rules and Regulations.

### **Recreation – Carol Goodwin**

Carol announced that there are some schedule corrections which will be posted in Smoke Signals.

Carol announced that the new corn hole sets are finished but need painted. She asked for volunteers to complete the painting and then stated that her paint crew at the car dealership would then spray them with a clear coat to ensure longevity. There were a few volunteers for painting, Clarksburg Community Volunteer Fire Department being one. Carol stated the June 4<sup>th</sup> is the correct date for the first tournament. She also stated that she is still in need of someone to run these tournaments.

The annual 4<sup>th</sup> of July BBQ Dinner will now be hosted by the Clarksburg Community Volunteer Fire Department. The menu should be similar but may see a slight change. Carol explained that she had overbooked entertainment for the month of July but has released one of the entertainers. All entertainment slots are now full and the events hit most every genre of music, so there is something for everyone.

Carol thanked her supporters for these events. She discussed with the Board the idea of placing a bucket out for free will offerings. After some discussion, it was the consensus that nights with sponsors there would be no offerings taken, and the nights without would be acceptable.

Carol has had some interest in getting together some volleyball tournaments. She will put something in Smoke Signals. If you are interested please see the SS for more details. Check the schedule and look for flyers describing upcoming events.

### **Lakes & Beaches – David Martin**

Dick had planned to show a clip concerning the hazards of zebra mussels, but his computer would not cooperate. The clip is posted on the Lake Santee website for members’ convenience. Ronda Peetz asked if the board planned on running another article in Smoke Signals concerning these creatures. Mike asked what the life expectancy was for a zebra mussel. David said that they can live on a boat or trailer out of water for about five days. He advised members to thoroughly check if moving the boat from one body of water to another. Go to the lake website to watch a video explaining how to clean the boat and ensure zebra mussels do not inhabit our Lake.

David reported that the Lake was recently stocked with 4,000 large mouth bass as well as 1,400 hybrid stripers. These fish were released April 13 and David has a video of the release if anyone would like to see it.

Nancy Fredrickson asked if anyone knew anything about the youth fishing tournament. Dick stated that while the youth tournament used to fall under Recreation, Lake and Beaches is now in charge. David said he would get it organized with a date of July 3<sup>rd</sup>. Nancy also asked about the status of an extra dock at the main beach. It was stated that the Lake still plans on moving a dock to that area from an area of low usage. The Board did not set aside funds for this as a purchase this year.

### **Membership – Vicki Wilson**

Vicki presented the following new members:

- Carol & Joe Trimpe Lot 405
- Wayne Green Lot 427
- Doug & Jill Rynard Lots 777, 778
- Heidi Kessler Lot 1684
- Nathan & Betsy Litmer Lot 1130
- Joe & Elizabeth Roda Lot 134
- Michael Griffith Lots 976, 977, 978
- Brenda Thomas Lot 84

### **Community Room Committee – Vicki Wilson**

Vicki stated there was nothing out of the normal meetings at this time except the ETC giveaway on April 2<sup>nd</sup>.

### **Building Committee – Jim Massingale**

The following building permits were issued in March:

- Nathan Walsman, Lot 1568 Addition to existing deck
- Roosevelt Wetzal, Lot 1286 Roof over existing deck

### **Clean Up – Jim Massingale**

Jim announced that the next tour of the lake is coming up soon.

### **Roads & Maintenance – Ron Day**

New trash containers are in and have been placed at both beaches and the shelter houses.

The dam culvert liner was installed and will be grouted soon as weather permits.

Secondary roads are being prepped for adding stone where needed.

The north entrance will be closed tomorrow for road work and the security building has been purchased, delivered and set. Our goal is to soon place millings from Santee Drive to CR880 on Tass Trail for a base and install speed bumps to slow down traffic. A bulletin board has been purchased and will be installed. Electricity will be run to the

security building and to the bulletin board. Some landscape stone will be placed to make a nice entrance. Gate guards will also work there on the weekends during the summer. A security camera is in place to cover the building as well as the road in and out. The chip and seal on Itawamba from Santee Drive to Sanchez Trail and Santee Drive / Pueblo Trail from Ontario Trail to near Mohican Trail has not held up and will be getting millings applied. We will also be looking at adding millings on some other secondary roads as budget allows. The Board feels the rejuvenation and crack seal has been a success on the black top and are considering doing another mile this year. The rejuvenation as opposed to a new layer of asphalt will free up funds to address the secondary roads.

The new zero turn mower is in and has been used.

Dick also mentioned that we have had questions about the removal of the older soft maple trees at the entrance and information is on the website and Facebook, but trees were planted with the intent of removing the older trees as the younger trees grew. Several of the older trees have died or are dying and removal is necessary. The wood will be used for bonfires and heating at the maintenance building.

The stone pads for the fire rings for bonfires will be installed next week.

### **Security – Mike Cutrufelli**

Mike stated that as always he commends the security team for doing a fine job.

Mike passed around some flyers that will be posted concerning school bus safety and safety in general. Dick elaborated on the flyers stating that drivers are not stopping while students are getting on and off the bus. People are hurriedly trying to beat the bus, creating a real safety concern for our children. Mike encouraged people to call incidents in to our security and to slow down. Mike also warned that security would be using the radar gun and giving speeding tickets when necessary. Please watch your speed.

Mike asked that people not litter and if anyone sees litter they pick it up and dispose of it properly to help maintain a healthy and beautiful community.

It was mentioned that there was an elderly person who was in need of help, and emergency workers had no way of getting into the house. There is a thing called a Knox Box that allows the Fire Department and local emergency teams a key or access to your homes. Schools and businesses already use these as an added measure of safety.

A member asked if the lake planned on having summer security at the North entrance this year as well as the main entrance and beach area. Mike answered that we are going to have a guard on duty at both gates, as well as cameras already installed at both entrances.

### **OLD BUSINESS**

None

## **NEW BUSINESS**

### *Road rejuvenation and crack seal*

There was some discussion about the benefits of the rejuvenation process and whether a year was ample time to judge the effectiveness. Ron stated that other counties he spoke to say it extends the life of the roads up to five years. The process helps also with easy snow removal/melting evident this year. The purpose of going this route is to extend and stretch the paving budget so that we can work on some of the other side roads without letting the main road suffer.

The crack seal and rejuvenation process would go from around Jay Powers home for about one mile. The price is estimated at around \$17,470.00.

### *Millings Quotes*

The lake received quotes to use millings on various other small project roads. The quote to complete Taas Trail at the entrance is \$8800. Then to bring Itawamba, Pueblo/Santee Drive up to standards and fix all sink areas and pot holes, then layering with millings is an additional amount. The chip and seal is failing. To complete and fix Itawamba to Sanchez is estimated to cost \$17,746.50 while doing the same on Pueblo/Santee to Niagra would cost \$14,300. Ron explained that the crew is going to mix the millings with some oil to help solidify and pack the road. Ron stated that the Board is considering completing projects on some smaller areas at Beverly Cove (\$4,906.00), Mohawk (\$10,033.50), and Pawnee (\$11,742.00). No motion or approval needed since these were budget items.

### *2017-2018 Mowing Contract*

Brad stated that the mowing contract with Bernard Meyer is up after this year and needs approved. The amount will be unchanged for the upcoming 2017 year, and will only increase by 50 cents in 2018. The bid is for the amounts of \$21 and \$18.75 for their respective areas. The bid was accepted and approved on a motion by Carol and seconded by Mike.

### *Lignin prices for 2016*

A quote for lignin, the road dust suppressant, from Prince Minerals was received. The cost is \$85 per ton which is up \$1 from last year and \$50-\$65 per ton shipping. No motion or approval needed since this is a budgeted item.

### *Velo in the Ville*

This is a fundraiser supporting Margaret Mary Health in Batesville. The group have six optional courses with riders traveling various distances. The group has asked permission to enter the lake and stop at the main beach and restaurant for a water/restroom break as well as the option to eat at the Sea Shack. The group would be set up giving out waters

etc. The request needs approval from the Board to enter a private subdivision. The request was granted on a motion from Polly and seconded by Carol.

#### *Nominating Committee*

Dick presented the slate for approval for the nominating committee for the upcoming annual Board meeting and vote for Board of Directors. The committee nominees are: Robert Cupp, Robert Jackman, Debbie Evans, Rosemary Kinnett, and Ed Fox. There will be three open board positions with the option of a few members to run again. The nominating committee was approved and accepted on a motion by Mike, seconded by Carol.

### **MANAGER'S REPORT**

Brad informed the audience that on March 22 there was a main sewer line rupture. The maintenance crew worked until 12:30 am, (a 14 hour day), to keep this controlled and get the situation fixed. Brad gave kudos to our crew for their hard work and dedication.

There was no contamination from the rupture. Nice job gentlemen!

Brad stated that dues were supposed to be turned into the office by March 1<sup>st</sup> and were late after April 1<sup>st</sup>. The lake has around 87% of property owners paid to date. This is excellent! Only 79 property owners still unpaid at present time.

Brad stated that the new property tax deeds have been drafted, recorded and filed and a letter requesting the common property exemption was filed with the Assessor's Office prior to the April 1<sup>st</sup> deadline.

The lake was able to sell another property, lot 1426, to the property owner next door. Heavy trash is scheduled for May 7 - 15 and the summer trash / recycle center hours begin May 16.

The Lake will receive its first treatment for algae on April 27 by Aquatic Control. Mowing dates are set for May 16, July 1, and August 16.

Watch the website and Facebook pages for pictures and up-to-date information.

There being no further business, Mike moved to adjourn, seconded by Ron, motion carried. The next regular meeting will be held on May 11, 2016 at 7:30 PM in the Community Room.

Respectfully submitted,

Angel Hocker, Secretary