

BOARD MEETING MINUTES
August 13, 2014

The Lake Santee Property Owners Association Board of Directors met on August 13, 2014 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, Carol Goodwin, Jim Massingale, Mike Cutrufelli, Ron Day and John Lecher. Larry Foster participated by teleconference. Employees present were Vicki Schrader, Jim Hornig, Joe Jarman, & Brad Jones. Members and guests present were: Scott Gibbs (352), Clair & Nancy Fredrickson (348), Dan Archiable (252), Vicki Wilson (510), Keriann Slaby-Lee (164), & Paul Gosnell (1147).

President Veach called for a review of the minutes of the July 9, 2014 meeting. The minutes were approved on a motion by Mike Cutrufelli, seconded by John Lecher.

In Angel's absence, President Veach gave a brief review of the Treasurer's report. Dick noted that a new investment account has been opened with Edward Jones (the David Gill office) which was primarily set up to accommodate restricted reserve funds for specific projects. The new account will also enable the Association to lower our deposits in a single institution below the FDIC limits as recommended by our accounting firm. Polly Fox clarified that this account is set up with a local office in Greensburg, not her office, so there is not a conflict of interest. The Treasurer's report was approved subject to audit.

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

Alerding & Company	\$2364.00	Lake, Anthony	\$13.20
Apparelmaster	\$214.40	Litmer, Brandon	\$14.05
Baughman, Jesse	\$4.09	Murphy Insurance	\$5493.00
Best Way Disposal	\$982.86	New Point Stone	\$694.25
Bingham Greenebaum	\$3787.55	Premier Companies	\$3990.76
Cardinal Pest Control	\$45.00	Prince Minerals	\$3532.84
Cardmember Services	\$2110.17	RBSK	\$276.55
Circle Printing	\$271.19	Scheidler Brothers	\$111.61
Colonial Life	\$159.50	Stone's Farm Service	\$93.73
Decatur Co REMC	\$1227.36	Stone's Napa	\$41.67
Dredge Resources	\$4800.00	The Office Shop	\$33.15
Frontier	\$241.14	Tim Lecher Farm Service	\$211.72
Jones, Brad	\$258.67	Tops Home Center	\$341.76
Justus, Richard	\$13.08	Utility Supply Company	\$1914.03
K-Fab Inc.	\$385.20	U.S. Post Office	\$735.00
Kramer Kreations	\$33.00	Verizon Wireless	\$148.24
Lake Santee Booster	\$150.00	Watkins Cleaning Service	\$525.00
Lake Santee Marina	\$184.03	Wickens & Wickens	\$2937.38

After presentation, the bills were approved for payment on a motion by Polly Fox, seconded by Carol Goodwin.

MEMBERS INTRODUCTION AND COMMENTS

Members were asked to introduce themselves and given the opportunity to express comments. No particular comments or announcements were made.

CORRESPONDENCE

Brad reported that he received an email from Anytime Fitness in Greensburg requesting the opportunity to do the “Dam Run” again this year, 5K Run/Walk and 10K Run/Walk. 100% of the proceeds will be donated of which one-half will go to the Clarksburg Community Volunteer Fire Station #2 at Lake Santee. The race will again be held on Thanksgiving morning. Mike Cutrufelli made a motion to accept their proposal for the 2nd annual run. Jim Massingale seconded the motion. Motion carried.

COMMITTEE REPORTS

Rules & Regulations – Polly Ann Fox

Section 15.3 needs to be changed to reflect the actual size of the Community Room facility and occupancy as required by the fire marshal since its remodel the following would be the new wording in the sections indicated:

- a) The community room is 28 X 40.75 feet in size, or 1,141 square feet.
- i) Occupancy of the community room is limited to 76 persons.

Carol Goodwin made a motion to approve the required changes and Ron Day seconded the motion. The motion carried on the 1st reading of the changes.

Recreation – Mike Cutrufelli

Mike announced that he will chair the 50th anniversary celebration committee. He is seeking volunteers and suggestions.

Lakes & Beaches – Larry Foster

Larry reported that 428 loads of silt have been taken out of the lake. The dredging company is contracted through August 21, 2014. Larry made a motion to extend the contract for one additional week adding approximately \$4800 to the budget for this year. The additional funding would be paid from reserves for this project. Mike seconded the motion. After some discussion especially considering whether private individual requests have been addressed the motion was carried. Larry and Brad will request the dredging company begin scheduling with private individuals once they have completed work through August 28, 2014 for the Association.

Membership – Carol Goodwin

Carol presented the following new members:

• Bruce Smith

Lots 132 133 151 152 153

- Frankie Shaw Lots 1031, 1032
- Jason & Tiffany Blankenship Lot 666

Community Room – Carol Goodwin

Carol will check to ensure that the Community Room is available for the Thanksgiving Day Walk/Run.

Building Committee - Jim Massingale

The following building permits were issued this month:

- Kenneth & Angela Dilkes, 54 Culvert & title ditch
- William Pearsey, 922 Boat dock
- Pete Harrington, 381 Driveway culvert
- Vicki Schrader. 618, 619 Tile ditch
- Jeff Irwin, 205 Concrete driveway
- Mike & Karen Warble, 359 Pergola over existing deck
- Chris & Debbie Ehrhard, 921 House
- Ken & Christine Lehmkuhl, 1409 House

Dick noted that one permit was denied from last month regarding a metal dock roof. It did not comply with current Rules & Regulation.

Clean Up – Jim Massingale

Jim reported that 2 tours were done in July; July 3 and July 25.

July 3 resulted in 2-1st letters, 0-2nd letters, 1-3rd letter, 1-Thank you letter and 15 on watch. July 25 resulted in 5-1st letters, 0-2nd letters, 0-3rd letters, 3-Thank you letters and 14 remain on watch.

Roads & Maintenance – Ron Day

Ron reported that the balance of the lignin will be applied by the end of the week if the weather and temperature cooperate.

Security – John Lecher

John read the Security Report and noted that the complete report will be published in the upcoming Smoke Signals.

OLD BUSINESS

Dick noted that the Band Stand is going to be a fall project with an estimated total cost of \$10,000 of which \$5000 was donated by the Women's Club. It will be built by our Maintenance Department.

NEW BUSINESS

No new business at this time.

MANAGER'S REPORT

Koor's Heating & Cooling are currently installing the new HVAC system for the office and restaurant. The project should be completed by the end of the week. Brad reported he had collected \$1000 settlement on a bad debt that had been written off. LSPOA has sold 3 lots; 1428, 1429, 1430. Four properties are still for sale. Our new "For Sale by Lake Santee POA" signs have been placed on those properties. We received a premium refund on Worker's Comp for \$935 from Murphy Insurance. We also had a Workman's Comp audit on July 30. We received a premium rebate from Anthem health insurance for \$182.32 of which \$38.57 went back to the employees.

There being no further business, Mike Cutrufelli moved to adjourn, seconded by Carol Goodwin, motion carried. The next regular meeting will be held on September 10, 2014 at 7:30 PM in the Community Room.

Respectfully submitted,
Polly Ann Fox