

LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES

July 9, 2014

The Lake Santee Property Owners Association Board of Directors met on July 9, 2014 in the Community Room. President Richard Veach presided and called the meeting to order at 7:30 PM. Other Directors present were Doug Lecher, Angel Hocker, Polly Ann Fox, Larry Foster, Randy Ostendorf and Jim Massingale. Employees present were Brad Jones, Jim Hornig, & Vicki Scrader. Members and guests present were: Ronda Peetz (1239), Scott Gibbs (352), Neil Jackman (911), Dan Archiable (252), Larry Kiernan (562), Paul Gosnell (1147), Nancy & Clair Fredrickson (348), Andrew DuBois (1336), Mike Cutrufelli (172), and Matt Pittinger (882) .

President Veach introduced Michelle Stout who was in attendance regarding the opening of the restaurant in the current LSPOA restaurant facility. Michelle was there to present plans for the opening of the Sea Shack. She presented the plan for hours, probable menu and other possible ideas for the success of the restaurant. She entertained questions from the Board and the membership and requested the Board accept the contract which will be addressed in the New Business portion of the meeting.

President Veach called for a review of the minutes of the June 11, 2014 meeting. The minutes were approved on a motion by Angel Hocker, seconded by Randy Ostendorf. Motion carried.

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

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

Apparelmaster	\$171.52	Nobbe Mower Shop	\$1398.45
Best Way Disposal	\$960.16	Premier Companies	\$1667.83
Bingham Greenebaum	\$2220.86	Prince Minerals	\$3073.63
Cardinal pest Control	\$45.00	RBSK	\$800.00
Circle City Pyrotechnics	\$5000.00	Rivera Screenprinting	\$32.00
Circle Printing LLC	\$398.39	Stone's Farm Service	\$78.07
Colonial life	\$159.50	The Office Shop	\$45.21
Dredge Resources	\$10825.00	Tim Lecher Farm Service	\$454.97
Frontier	\$249.37	Tommy's Diesel Shop	\$2208.90
Greensburg Tool	\$314.05	Tops Home Center	\$8.15
Brad Jones	\$195.16	Verizon Wireless	\$148.30
Lake Santee Marina	\$796.00	Richard Underhill	\$125.00
Lake Santee RWWD	\$581.98	Frank Schreiner, Jr.	\$450.00
Negangard Pary Rentals	\$637.72		
New Point Stone	\$564.32	Total:	\$33609.54

After presentation, the bills were approved for payment on a motion by Polly Ann Fox, seconded by Randy Ostendorf. Motion carried.

MEMBERS INTRODUCTION AND COMMENTS

Members were asked to introduce themselves and given the opportunity to express comments. Larry Kiernan (562) initiated discussion about a possible variance for his application for a building permit for a metal roof on an existing boat dock. The Board will look into the matter.

CORRESPONDENCE

None.

COMMITTEE REPORTS

Rules & Regulations – Doug Lecher

None.

Recreation

Brad reported on the success of the 4th of July celebration. The weekend and the day of celebration went very smooth. He thanked everyone for their hard work. A special thanks to Security and Maintenance personnel for their extra time and effort. He also thanked all for their donations to the fireworks.

Lakes & Beaches – Larry Foster

The lake and beach were well used over the 4th of July weekend.
The dredging process continues.

Membership – Angel Hocker

Angel presented the following new members:

- Janet Willhite Lots 135, 136
- Chris & Deborah Ehrhard Lot 921
- Scott & Janet Freeman Lots 1665, 1666
- Sharon Alverson Lot 58
- Cody Little Lots 1539, 1540
- Michael & Michelle Conover Lot 442
- Andrew & Nicole DuBois Lot 1336
- Kristinya & Shawn Lucas Lot 1290
- Stephanie Turner Lots 1542, 1543
- Robert Logan Lot 1058
- Peter & Elizabeth Shubert Lot 113

Community Room – Angel Hocker

None.

Building Committee - Polly Ann Fox

The following building permits were issued this month:

- Brad Davis, Lot 860 Extend existing deck
- Ken Schrand, Lot 18 Replace existing deck
- Gordon Burgess, Lot 814 Two concrete patios
- Ron Wilson, Lot 510 Concrete patio
- Travis Dimett, Lot 1311 Extend deck, fence, basketball goal, dog kennel
- Tim Ball, Lot 1602 Deck
- Scott Freeman, Lot 1665 Drainage
- Mary Killen, Lot 1359 Unattached garage
- Bill McVay, Lot 943 Modify existing dock
- Mike Berger', Lot 118 Outbuilding
- Mark Good, Lot 855 Tile in ditch
- Bruce Smith, Lot 152 Outbuilding, satellite dish, culvert

Clean Up – Polly Ann Fox

The properties were viewed from both the water and the roads on June 12 & 13. Two (2) second letters and two (2) 3rd letters were sent out from this review. Six (6) thank you letters were sent and fourteen (14) properties were put on watch.

The July clean-up round was made on July 3, 2014. Two (2) first letters were mailed, one (1) third letter and one (1) thank you letter were also mailed. Fifteen (15) properties are on watch with seven (7) of them remaining on a continuous watch.

Roads & Maintenance – Randy Ostendorf

Thank you to Maintenance especially for their work on early Sunday morning after the 4th of July celebration to get the beach ready for the Sunday beach goers.

The pot holes on the chip and seal roads have been filled with “cold patch.”

Security – Jim Massingale

Jim reported 16 warnings were given to boaters over the holiday weekend. The question was raised from the membership that it was thought it was automatic fines. Jim pointed out that they do have discretion to give warnings. A member of the Security team also indicated that they are not there to be “bad guys,” nor is that their intent. The intent is to keep everyone safe and discretion is necessary.

OLD BUSINESS

None.

NEW BUSINESS

The annual Lake Santee Property Owners Association meeting will be August 10, 2014 at 2:00 p.m.

Dick presented the following names as the Election Committee; Scott Gibbs, Nancy Fredrickson, and Phyllis Boyer. A motion was made by Randy Ostendorf and seconded by Angel Hocker to accept the committee as named. Motion carried.

Brad reported that a check was received as an initial deposit by the owner of the Sea Shack to lease the restaurant facility. The board has had a copy of the contract for review. Larry Foster made a motion to accept the contract. Randy Ostendorf seconded the motion. Motion carried.

MANAGER'S REPORT

Koors Heating and Cooling won the bid on the HVAC unit for the office and restaurant building & would be starting installation in the next couple of weeks.

Brad reported that he did receive a telephone call of thank you regarding the "kind gentleman" from security that helped them to change a tire.

There being no further business, Randy Ostendorf moved to adjourn, seconded by Doug Lecher, motion carried. The next regular meeting will be held on August 13, 2014 at 7:30 PM in the Community Room.

Respectfully submitted,
Polly Ann Fox, Secretary