

LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
September 9, 2015

The Lake Santee Property Owners Association Board of Directors met on September 9, 2015 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. Members present were Ronda Peetz (1299), Stephanie Westerfeld (640), Debbie Evans (1510), Charm Seright (121), Jenni Hanna (245), Neil Jackman (911), Scott Gibbs (668), Phyllis Schilling (530), Debbie and Chris Ehrhard (915), Keriann Slaby-Martin (164). Employees present were Joe Jarman (92), Jim Hornig (668), Cathy Hankins (1482), Brandon Litmer and Brad Jones.

President Veach called for a review of the minutes of the August 12, 2015 meeting. The minutes were approved on a motion by Carol Goodwin, seconded by Mike Cutrufelli.

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:

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|-------------------------|-------------|-----------------------|---------------------|
| Apparelmaster | \$ 171.52 | Lake Santee Marina | \$ 104.10 |
| Jesse Baughman | \$ 6.46 | Lake Santee RWWD | \$ 466.10 |
| Best Way Disposal | \$ 746.72 | Anthony Lake | \$ 20.78 |
| Bingham Greenebaum Doll | \$ 1,430.00 | Lawson Products | \$ 105.01 |
| Cardinal Pest Control | \$ 45.00 | Brandon Litmer | \$ 7.84 |
| Cardmember Service | \$ 350.27 | Premier Companies | \$ 1,630.65 |
| Colonial Life | \$ 159.50 | Rivera Screenprinting | \$ 33.00 |
| Crossman Fire & Safety | \$ 160.52 | Smith Implements | \$ 210.32 |
| FPBH Inc. | \$ 2,400.00 | Stone's Farm Service | \$ 63.37 |
| Frontier | \$ 243.90 | Stone's Napa | \$ 27.78 |
| Greensburg Tool | \$ 217.53 | The Office Shop | \$ 11.59 |
| Hoeing supply | \$ 26.75 | Tops Home Center | \$ 319.54 |
| Brad Jones | \$ 173.22 | Verizon Wireless | \$ 121.47 |
| Richard Justus | \$ 20.78 | Mac Construction | \$ 18,369.38 |
| New Point Stone | \$ 614.82 | TOTAL: | \$ 28,257.92 |

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

MEMBER INTRODUCTIONS AND COMMENTS

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

Charm Seright stated that she had several questions about the goose hunt that the Board had approved in the previous meeting. Charm asked the following *questions* of the Board along with board responses.

Who would be doing the goose hunt? Brandon Litmer and Jesse Baughman

Are the hunters all members? The hunters are Lake employees

Who approved the hunters? The Lake Office and Board of Directors

How do the hunters qualify? The hunters have to be certified and hold a state license

Can anyone apply? No, the Board would not allow just anyone to carry out the hunt

Are Canadian geese the only type of goose being hunted? Yes, Canadian geese are the only type of goose that will be targeted in this thinning.

Do hunters have to get permission to hunt on private property or will the hunt strictly be on lake owned properties? Hunters would have to ask permission of a property owner to hunt on their lot. Hunters will be staying with Lake owned properties to carry out the hunt.

What happens to the geese? The geese will be used as food.

Charm Seright also stated that the extension office will be holding a workshop on trees if the Board or Brad is interested. The workshop is free and will be held September 10 at 6:30 pm.

A member expressed that he thinks the dam looks good. He stated within the last few years he feels that the dam has looked unkempt and has not been mowed or taken care of as it should be or as it was in the past. He expressed his pleasure for the work on keeping the dam tidy and thanked the Board.

Chris Ehrhard stated that someone is building a retaining pond right outside the Lake on the north end and asked if that would have any adverse effects on the Lake.

The Board and other members all commented on this issue. The retaining pond should have no effect on the lake. Bill Fee is putting in the 2 acre pond and it is strictly for private use.

Chris then asked about the roads and the new treatments. Dick explained that we have several test areas. We put millings down on the recycle center as well as the North gate, Blackfoot Trail, and Dru Cove. We are trying out a rejuvenation process on the blacktop along with crack seal. On the drive into the recycle center the millings received a coat of rejuvenation to see if that hardens the surface even further. The Lake has expended all of

its budget on these trial areas for this year. We are continuing to look into the best solution for our roads.

CORRESPONDENCE

Brad stated that he received an email from Seth Buell asking if the board would grant him permission to hunt mushrooms and harvest ginseng on Lake owned lots that are currently for sale. After some discussion among the board and present members, it was decided to table this discussion and decision so that the board could seek further information. Carol made a motion to table, and it was seconded by Ron. The Board will look into the situation and seek more knowledge.

Brad also stated that he received a letter from the Chamber of Commerce about an upcoming management and leadership seminar. Brad and Brandon Litmer have attended this in the past and Brad was seeking the board's approval to go again. The seminar will be discussing new and valuable information. The cost of the seminar is \$129 each and will be held at Decatur County Community School Corporation Central Office on October 14, 2015 from 8:30-12:00 am. Carol made a motion to approve the request, seconded by Polly on the condition that the pair come back and report on what was learned. Motion carried.

COMMITTEE REPORTS

Rules & Regulations – Polly Ann Fox

Nothing at this time.

Recreation – Carol Goodwin

Carol has worked hard at getting the next several months' activities planned in advance. She announced many of these upcoming events.

September 12 will be the YMCA Triathlon and Duathlon.

Also on September 12 is the Golf Cart Run, music on the lawn by the Dan Mobley and a bonfire. Carol has had a new portable bonfire ring made for such events.

October 3rd will be a bonfire and music by the band Nothin' Fancy.

October 10th is the final Golf Cart Run

October 17th- there are many events planned.

Ladies of the Lake will be putting on the annual Pet Parade from 2:30pm-5:30pm (cost \$5.00 to enter), Walk/Run from 3-5 at a cost of \$5.00 and a hog roast at 5:30pm with a cost of \$6.00.

The Lake will have a Band and bonfire beginning at 6:00 pm

October 31- The Lake will be hosting both a Trunk-or-Treat in the main beach parking area as well as the annual Trick-or-Treat. Both of these events will be from 5:30-7:30pm. Watch out for the little ones during this time.

Carol explained that she is trying to plan something twice a month using the amphitheater.

Carol is also asking for volunteers to help with different committees for Recreation.

Carol stated that Ron Day has volunteered to build some corn hole sets for the recreation committee to use at community events.

Lakes & Beaches – David Martin

David stated that the lake is waiting on the fish count before any new decisions are made. He should have the results of the fish count soon. The company will be here on October 12th after sunset for several hours to complete the count. Dick then explained how the fish count is performed. David then stated that lake lowering will begin the second week of October, around the 15th or so.

Membership – Vicki Wilson

Vicki presented the following new members:

- Todd & Beverly Byrd Lot 476
- Angela Hall Lot 1279
- Mark F. Beyer Lot 555

Community Room Committee – Vicki Wilson

Vicki stated that the community room had been rented out on 6 different occasions for parties and celebrations. She also stated that the ETC launch party took place in the community room on the 22nd of August and that ETC would be holding another launch party soon.

Building Committee – Jim Massingale

The following building permits were issued in August:

- Beth Ann Meyer, Lot 1656 Attached garage
- Justin Meyer, Lot 1159-1161 Replace deck w/patio & title ditch
- Robert Hurm, Lot 1349 Tile ditch
- Chris & Debbie Ehrhard, Lot 915 Room addition
- Sharon Connerly, Lot 705-706 Attached garage w/loft & deck

Clean Up – Jim Massingale

No report at this time.

Roads & Maintenance – Ron Day

Ron stated that the millings have been put down on Blackfoot Trail and Dru Cove as well as the North entrance. He also stated that rejuvenation has been completed on the approved section of Santee Drive and the crack seal process is at present 25% complete. Also, the rejuvenation process was also used on the recycle center millings as a test spot to see if this helps to harden this treatment.

Security – Mike Cutrufelli

Mike stated that security is looking into getting security cameras for the North entrance as well as updating the others. He has been talking to ETC. He would like to network and upgrade all cameras and is getting some estimates on cost now.

Mike recognized the security team and applauded them for a good job. He also stated that the lake will be interviewing to fill the vacant security position.

Mike also expressed that the lake intends on getting all security personnel CPR trained.

OLD BUSINESS

Jenni Hannah from ETC spoke about the progress ETC has made and is continuing to make on the fiber optic cable. Jenni stated that ETC should be finished and everyone hooked up by 2016 and that the installation process is on track. ETC will be holding another community event in the Community Room on October 17th from 9:00am-11:00am.

NEW BUSINESS

RWWD has come up with a new usage agreement for the North Gate entrance with LSPOA. The Board members have been presented the agreement which states that the LSPOA has permission to use the land for a long term automatic one year renewal agreement. The District has not yet approved the document. Dick asked for Board approval to sign the agreement as long as no amendments or adjustments are made. The request was approved on a motion by Carol and seconded by Mike.

MANAGER'S REPORT

Brad announced that the lake and the Decatur County Assessor's office came to an agreement on the refund of mischarged taxes. The lake will be getting a refund of \$19,530.20 in this agreement.

Heavy trash will be October 3-11 on the recycle centers normal days and normal hours. October 6 will be the start of winter hours at the Recycle Center. (3:00pm-5:30pm on Tuesday and Thursday)

Brad stated that the Lake security cameras picked up a LP gas tank being stolen last year, the suspects were recognized and arrested. Suspects plead guilty and will have a sentence of six months to now serve.

Brad also stated that the website and Facebook page are continually being updated and are receiving lots of hits.

MEETING CLOSE:

There being no further business, Mike Cutrufelli moved to adjourn, seconded by Carol Goodwin, motion carried. The next regular meeting will be held on October 14th at 7:30 PM in the Community Room.

Respectfully submitted,

Angel Hocker, Secretary