

LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
APRIL 11, 2018

The Lake Santee Property Owners Association Board of Directors met on April 11, 2018 in the Community Room. President Doug Lecher presided and called the meeting to order at 7:30 PM. Other Directors present were Angel Hocker, Stephanie Peetz, David Martin, Steve Gauck, Carol Goodwin, Polly Ann Fox, Wade Amos and Shannon Gibbs. Employees present were Dean Clift (1414) and Mike Cutrufelli (172). Members present were: Rosemary Kinnett (889), Sue Fortman (213), Maurie Goodwin (894), Shannon & Nancy Adderly (708), Gina & Dave Julien (118), Clair & Nancy Fredrickson (348), Ronda Peetz (941), Victor & Alison Everhart (949), Claude & Shirley Livesay (530), Paul Gosnell (1147), Greg & Leslie Yazel (1318), Charles & Terri Suiters (1416), Scott Gibbs (352), Rick Johnson (543), Vicki Wilson (510).

The meeting was suspended for Bill Meyerrose Decatur County Sherriff's candidate to briefly address the audience and let them know he would be around after the meeting for a little Q&A session.

President Lecher called for the normal meeting to resume. He stated that the lake needs have taken a new direction and it was necessary to make a change in our Lake Manager to reflect the forward movement we are establishing. We wish Brad the best in his future endeavors. As with most personnel matters any further discussion would breach the confidentiality needed.

He also stated, we have implemented a transition plan and Dick Veach has volunteered to help in the interim basis as we search for a new Lake Manager. We have already begun the search and are working on a plan to find the best candidate for the position. A search committee and interview committee is being formed and will include a member or two from outside of the Board of Directors.

President Lecher called for a review of the minutes of the March 14, 2018 meeting. The minutes were approved on a motion by Carol Goodwin, seconded by Angel Hocker. Motion carried.

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

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

Aramark Uniform	\$ 193.70	New Point Stone Co	\$ 867.95
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Cardinal Pest Control	\$ 45.00	Pitney Bowes	\$ 171.93
Colonial Life	\$ 101.54	Premier Companies	\$1,487.33
ETC	\$ 371.00	Richard Veach	\$ 100.79
Gillman Home Center	\$1,585.53	Rivera Screenprinting	\$ 51.36
Carol Goodwin	\$ 156.80	Stone's Farm Service	\$ 162.01
Greensburg Tool & Supply	\$ 478.29	Stone's Napa Inc.	\$ 296.41
Hoeing Supply Inc.	\$ 110.17	Summit Microsystems Inc.	\$ 50.00
James Hornig	\$ 13.50	The Office Shop	\$ 89.81
Brad Jones	\$ 142.37	Tops Home Center	\$ 169.00
Koors Heating & Cooling	\$ 89.00	Payroll Issue 3/23/18	\$5,328.97
Kramer Kreations	\$ 5.62		
L.S.R.W.W.D.	\$ 437.65	TOTAL	\$12,505.73

After presentation, the bills were approved for payment on a motion by Angel Hocker, seconded by Steve Gauck. Motion carried.

MEMBER INTRODUCTIONS AND COMMENTS

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

- A member asked if additional repairs to the lake access area (544) where the dredging bags were held would be completed this spring. He stated there are low spots holding water on the access area. The board stated it was on the list to be completed by Maintenance.
- Another member asked with the upcoming I-74 road project if we would be able to obtain any millings to be used on the gravel roads. President Lecher stated we do have the opportunity to purchase some of the millings at a reduced cost and were already looking into that option.
- A member thanked Maintenance for the great job on the road repairs.

CORRESPONDENCE

President Lecher stated that there was no correspondence at this time.

COMMITTEE REPORTS

Rules & Regulations – Angel Hocker

Angel had nothing to report with Rules & Regulations at this time.

Recreation – Carol Goodwin

Carol stated that the recreation calendar has been updated and will include a free band on the evening of the *Rubber Ducky Race* – June 30th. She asked if the board would approve the updated calendar as presented. Polly Ann Fox made a motion to accept the changes to the recreation calendar, seconded by Angel Hocker. Motion carried.

Carol thanked everyone that helped make the Easter Egg Hunt a success. Carol also asked if she could make a motion allowing small signs to be placed in front of the bounce house for the 4th of July celebration to specify what age groups were permitted for each blow up activity. She stated that previously, parents were concerned with small children being in the bounce house with much older children and signs will help allow for a safer activity. Carol Goodwin made the motion with Wade Amos providing a second. Motion carried.

Carol stated her Recreation sub-committee as requested by the Long-Range Planning Committee would be holding its meeting this month.

Lakes & Beaches – David Martin

Dave stated he received the quote from Clear Creek Fisheries LLC for fish restocking. The quote is for 4,000 large mouth bass and 1,400 hybrid striped bass. The total (including tax) is \$12,422.70. A motion was made by Polly Ann Fox to approve the quote and move forward with the purchase. Angel Hocker seconded the motion. Motion carried. Dave thanked Brandon for his help in getting a few posts from the dredging cleaned up. He would also be checking on access area 544 that was brought up in member comments and would work with Brandon to get the area fixed.

Membership – Shannon Gibbs

Shannon presented the following new members:

- Lot 403-404 Travis Brooks
- Lot 955 Kevin Ramer

Community Room Committee – Shannon Gibbs

Shannon reported that all of the normal activities took place in March. There is one birthday party scheduled for April.

Building Committee – Steve Gauck

The following building permits were issued in March:

- Lot 354 Charles Dieckmann Boat Dock
- Lot 1295 Brittany Green Addition to Home/Unattached Garage
- Lot 575 Rob Martin Cover Existing Dock
- Lot 1641 Tyler Davidson Outbuilding
- Lot 157 Amy & Greg Ewing Driveway Culvert

- Lot 1206 Mike & Linda Wittman Swimming Pool
- Lot 789 Kevin Meek Boat Dock

Clean Up – Steve Gauck

Steve stated the clean up committee did not get out in March as it kept getting rescheduled due to the snow. They are planning to go later this month. A member in the audience brought up that someone has been burning trash. Steve stated he would look into it.

Roads & Maintenance – Polly Ann Fox

Polly stated maintenance is in the process of looking for a full-time person to fill the current opening. She also stated the board is currently looking at stone, millings, and paving for our roads based on the current budget. She is in the process of obtaining paving quotes. This will help get a plan in place for the year. She stated maintenance has been working on road repairs and will be having new stone brought in for the gravel roads. Polly will be speaking with Brandon about the potholes on the roads with millings and will see if we try hot patches if it would hold up better.

Polly will be working with Doug, Brandon, and Dick on getting the work order system put back in place for projects. The old forms will be utilized until we can get everything converted to an electronic system.

Polly wanted to thank the Women’s Club for their generous donation of \$5,000 to help with completing the new shelter house. Once completed a plaque will be placed on behalf of the Women’s Club and their financial support on the project.

Security – Wade Amos

Wade stated that we had been advertising for a full time and part time security position. We’ve had several applicants and interviews will be taking place. He’s requesting that we realign our security team from having four part time officers to a full time officer and a minimum of two part time officers. The full time officer will report to the lake manager and will manage the scheduling of the part time officers. Additional part time officers will be added as needed based on the season. A motion was made by David Martin to switch from four part time officers to a full time officer with a minimum of two part time officers. Carol Goodwin seconded the motion. Motion carried.

Wade also noted that Jim Byrd has resigned from the security team and everyone wishes him the best. Security has been out issuing tickets as needed for road violations. He stated the tickets are being issued when there is a safety concern. Doug thanked the security team for all their hard work this past month.

OLD BUSINESS

No old business at this time.

NEW BUSINESS

Nominating Committee for upcoming election

Doug stated that the following members would be on the nominating committee:

- Jenni Hanna
- Don Lamping
- Ed Fox
- Mary Tapke
- Nancy Fredrickson

There will be four open positions for the August election. Three of the positions would be for a three year term and one position would be to fill the position that was vacated and would be a two year term.

Purchase of Lots

Doug stated two lots at the north end adjacent to property currently owned by LSPOA and LS RWWD were listed for sale. By purchasing these two lots it would be helpful with future dredging projects. He stated that lots 1588 & 1589 could be purchased for \$3,000. He asked for a motion to move forward with the purchase, Dave Martin provided the motion with Angel Hocker providing the second. Motion carried.

Transfer of Funds

At the March meeting it was approved to transfer \$50,000 from the money market account to the checking account to cover operating expenses until the 2018-2019 dues came in. At this time President Lecher requested a motion be made to move \$50,000 from the checking account back to the money market account. Polly Ann Fox made the motion to move \$50,000 from checking to the money market account with Carol Goodwin providing a second. Motion carried.

MANAGER'S REPORT

President Lecher stated that there was nothing to report at this time.

There being no further business, Dave Martin moved to adjourn, seconded by Carol Goodwin, motion carried. The next regular meeting will be held on May 9, 2018 at 7:30 PM in the Community Room.

Respectfully submitted,
Stephanie Peetz, Secretary