

**LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.**  
**BOARD MEETING MINUTES**  
**MAY 9, 2018**

The Lake Santee Property Owners Association Board of Directors met on May 9, 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, Carol Goodwin, Polly Ann Fox, Wade Amos and Shannon Gibbs. Employees present were Rick Crawford (1482), Todd Byrd (476), Jim Hornig (668), Mike Cutrufelli (172), and Bill Maxwell (1655).

Members present were: Bill & Ginger Ryle (579), Ronda Peetz (941), Dave & Gina Julien (118), Scott Gibbs (352), Clair & Nancy Fredrickson (348), Paul Gosnell (1147), Greg & Annette Coffin (634), Chuck Winzenread (1042), Dave Roa (1383), Maurie Goodwin (894), Vicki Wilson (570), and Dick Veach (1384).

President Lecher called for a review of the minutes of the April 11, 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 Services	\$ 186.04	L.S. Marina	\$ 9,993.48
Banks Lawn Care	\$ 350.00	L.S. RWWD	\$ 438.14
		Laker Electric &	
Tom Berkshire (OGR Band)	\$ 500.00	Plumbing	\$ 34.24
Cardinal Pest Control	\$ 45.00	Martin Overhead Door	\$ 245.93
Cardmember Services	\$ 15.00	Murphy Insurance	\$ 6,446.00
Circle Printing LLC	\$ 240.75	Floyd Myers (mowing)	\$ 490.00
Clear Creek Fisheries LLC	\$ 12,133.80	Premier Companies	\$ 953.85
Colonial Life	\$ 101.54	Scheidler Brosther's Inc	\$ 156.48
Dyna-Pak Corporation	\$ 4,489.10	Stone's Napa Inc	\$ 47.37
ETC	\$ 371.00	Summit Microsystems	\$ 50.00
Gillman Home Center	\$ 1,722.12	The Office Shop	\$ 43.39
Indiana Media Group	\$ 420.00	Tops Home Center	\$ 45.96
		<b>TOTAL</b>	<b>\$ 39,519.19</b>

*Bills Paid Prior to Meeting:*

Best Way Disposal	\$ 469.81	Decatur County REMC	\$ 1,512.16
Murphy Insurance	\$ 436.00	Pitney Bowes	\$ 488.99
Wickens & Wickens	\$ 1,168.18	State of Indiana (permit)	\$ 150.00
Decatur Co. Treasurer	\$ 1,530.57	Leroy McQueen	\$ 400.00
<b>Total Disbursements</b>	<b>\$ 45,674.90</b>		

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

### **MEMBER INTRODUCTIONS AND COMMENTS**

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

- A member spoke in regards to what a great job the maintenance team was doing.

### **CORRESPONDENCE**

No correspondence at this time.

### **COMMITTEE REPORTS**

#### **Rules & Regulations – Angel Hocker**

Angel stated she had nothing to report at this time.

#### **Recreation – Carol Goodwin**

Carol had lots to report for upcoming recreation activities for the summer.

- Saturday, May 26<sup>th</sup> OGR Band will be playing in the amphitheater.
- Saturday June 2<sup>nd</sup> (Porch Fest) – Bill Collings will be having a band in the amphitheater from 8-11PM. Carol asked if a motion would be made to allow the Retro Brothers to play in the amphitheater, Polly Ann Fox made the motion with Angel Hocker providing a second. Motion carried.
- June 16<sup>th</sup> – Rusty Bladen will be performing in the amphitheater.
- June 23<sup>rd</sup> - Drive in theater with American Graffiti playing
- June 30<sup>th</sup> – Trent Moss and the Fairland Ramblers will be performing in the amphitheater.
- Ongoing activities – Euchre, Bridge, Trivia night, Bass Tournament
- Carol is still looking for volunteers to assist with activities.
- Carol reported her Recreation & Amenities had their first meeting and will be meeting again soon.

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

Dave stated the fish we ordered last month have arrived and been released. The ropes and barrels will be going up in the next week at the beaches. Three new docks that were

ordered have arrived and maintenance is working to determine the best location to place them. Dave also added his Long Range Committee for Silt and Sedimentation will be meeting again soon.

### **Membership – Shannon Gibbs**

Shannon presented the following new members:

- Lot 1028 Rebecca Jennings
- Lot 608 Douglas & Cindy Burcham
- Lot 484-486 Dalton Mosher
- Lot 1297-1298 Robert & Grace Schreiner
- Lot 1095 Shawn Roberts

### **Community Room Committee – Shannon Gibbs**

Shannon stated the community room was rented once in April. It is booked for every Saturday in June and July.

### **Building Committee – Steve Gauck**

The following building permits were issued in April:

- |            |                         |                      |
|------------|-------------------------|----------------------|
| • Lot 1566 | Charles Dingler         | Replace Roof/Asphalt |
| • Lot 1506 | David & Linda Fry       | 14 X 16 Outbuilding  |
| • Lot 1656 | Rita Quick              | Addition             |
| • Lot 1479 | Rodney Parke            | Addition             |
| • Lot 1245 | Tim & Andrea Niedenthal | Pool & Deck          |
| • Lot 1472 | Mike & Andrea Walterman | Deck                 |
| • Lot 258  | Jeff Conner             | Deck & Dock Update   |
| • Lot 1409 | Ken & Chris Lehmkuhl    | 12 X 24 Deck         |
| • Lot 604  | Mike & Leslie Pies      | Deck                 |
| • Lot 548  | Richard & Teresa Veach  | Fence                |
| • Lot 157  | Greg & Amy Ewing        | Dwelling             |

### **Clean Up – Steve Gauck**

In Steve's absence Dick Veach gave a brief update for the clean up committee.

- First Letter – 6
- Third Letter – 1
- Thank You Letter – 3
- Fines – 1

### **Roads & Maintenance – Polly Ann Fox**

Polly stated the Maintenance team has been working on the new shelter house at the Main Beach and is down to the electrical and finishing the concrete. They hope to have it completed by Memorial Day weekend. There has been 60 tons of sand added to the

Main Beach with 20 more tons to be placed. The no wake buoys and barrels will be placed in the next week. Maintenance has repaired three docks at the Yuma access area. They will be placing the three new docks soon.

The roads are in the process of being graded and stone added. Mowing has started and is in full swing. We have added a part-time individual to do some contract mowing with the bush hog. The summer help will be starting soon. We will be making an offer soon to fill the vacant maintenance position.

We've been looking at prices for millings, cost to haul, and placement of millings. We have also received a quote to pave 1-1.5 miles and are waiting on an additional quote. Once quotes are received we will review and determine if we will pave, use millings, or split between the two. Polly thanked Dick Veach for his help during our transition.

The engine on the Scag mower has locked up. We were able to borrow a mower as we priced repairs vs. purchasing a new mower. It was determined the repairs were too costly as the mower we had was a residential model. Polly requested that we replace our existing mower with a new Kubota commercial diesel mower with 60-inch deck. We would receive a trade-in of \$2,500 for the Scag mower. The Kubota would be purchased through Stone's in Greensburg with a purchase price of \$13,500 – \$2,500 for trade for \$11,300 + tax. Polly provided the motion with Carol Goodwin giving the second. Motion carried.

#### **Security – Wade Amos**

Wade started by saying we have a new security team in place. He thanked Jim Hornig and Mike Cutrufelli for all of their extra hard work during this transition and help with the training of the new staff. Wade also thanked Dick Veach for his assistance.

A new Security Chief has been hired – Rick Crawford. Wade asked Rick to stand in the audience and Rick stated his goal is for the Lake to be safe and secure. If you see anything or have an issue that security needs to be made aware of please feel free to contact him. We have two new part-time individuals; Todd Byrd and Bill Maxwell.

#### **OLD BUSINESS**

Doug stated we are in the middle of interviews for a new lake manager. We hope to have an offer out prior to the next board meeting.

#### **NEW BUSINESS**

Doug stated there was no new business at this time.

#### **MANAGER'S REPORT**

Since Dick Veach has been assisting during the transition period he took a brief moment to thank the staff for all of their help. He also noted that we are working to get back to full staff to allow the new lake manager to hit the ground running.

There being no further business, Dave Martin moved to adjourn, seconded by Carol Goodwin, motion carried. The next regular meeting will be held on June 13, 2018 at 7:30 PM in the Community Room.

Respectfully submitted,  
Stephanie Peetz, Secretary