

Lake Santee Property Owners Association  
Annual Meeting Minutes  
August 12, 2018

The members of the Lake Santee Property Owners Association (LSPOA) met for their annual meeting on Sunday, August 12, 2018 at 2:00 PM in the Community Room. The meeting was called to order by President Doug Lecher. Other board members present were Stephanie Peetz, Steve Gauck, Carol Goodwin, Polly Ann Fox, Shannon Gibbs and David Martin.

President Lecher provided an opening statement welcoming everyone to the annual meeting of the Lake Santee Property Owners Association. It was stated the purpose of the meeting was to provide information on the past year and what has been accomplished by the committees as well as provide the results of the election.

Stephanie Peetz provided a brief summary of the prior annual meeting minutes from August 13, 2017. The prior meeting minutes were approved on a motion to accept with no changes by Carol Goodwin and seconded by Steve Gauck. Motion carried.

Mike Farmer with Alerding CPA Group presented to the members financial statements for the past fiscal year ending February 2017 as compiled by Alerding CPA Group.

### **Committee Reports**

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

In Angel's absence President Lecher stated the board did complete a rule change last fall to clarify boat sizes in regards to wake enhancements. The board will continue to look at rule changes as needed. The first reading of a rule addition for the new shelter house did take place at the regular August meeting. The second reading would be at the September meeting.

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

Steve provided the following; 66 building permits were issued of that 6 were new homes.

#### **Clean Up – Steve Gauck**

Steve provided the following in regards to the clean up committee; 49 – first letters, 3 – fines, and 12 – thank you letters were issued.

#### **Recreation – Carol Goodwin**

Carol once again gave a very detailed report on all of the events that took place over the past year with recreation. She gave a big thank you to all of the members who helped make the events a great success. The events included: Trick or Treat & Truck or Treat, holiday lighting contest, breakfast with Santa, Easter egg hunt, Independence Day celebration, youth fishing tournament, kids activities, drive-in theater, music in the amphitheater, euchre club, great rubber ducky race, and the Aloha Luau.

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

The maintenance crew was very busy this past year. Abe Koehne was hired to fill the full time vacancy. The North Entrance was paved last fall. The large shelter house was completed and

can now be reserved until the official rule goes in to place this fall allowing the shelter house to be rented. Many of the mailbox clusters were completed and they will continue to work on finishing this project out. Sand was added to both beaches. New picnic tables were built to help replace older tables. The work order system was re-implemented to help manage and prioritize projects. Both the milled roads and gravel roads received many fills on potholes. Three new docks were installed as well as a few repaired. The Skagg mower was replaced with a commercial grade Kubota mower. Mowing is still one of the most time consuming tasks. Some additional contract mowing was completed to help keep up.

The board continues to evaluate the roads and will be paving a 1.5-mile portion of Santee Drive yet this year. The exact area being paved has yet to be determined. Polly added that we are working on switching from limestone to gravel for many of the roads as it appears the gravel will hold up better and will hopefully not require as much lignin. She thanked the maintenance team, Brandon, and Brittany for all of their hard work and accomplishments over the year.

### **Membership Committee – Shannon Gibbs**

From August 2017 – July 2018 Lake Santee received 61 new members, which is an increase of 27% over last year. Based on the membership billings as of March 1, 2018 we have 767 members, which is consistent with the previous year. This indicates that the 61 new members are effectively a transfer of ownership as property changed was bought and sold; and did not result in an increase in the overall total membership. Of those 767 members, 329 have a Lake Santee mailing address, which is an increase of just over 16% from last year. 48% of the membership owns more than 1 lot.

### **Security – Doug Lecher**

President Lecher stated that at the August monthly meeting he informed the audience that the board had received a letter of resignation from Wade Amos. He went on to say that the vacant seat would be filled after the election by the new board.

Doug stated that in the last year we hired a full time security officer – Rick Crawford plus additional part-time staff – Jim Byrd, Mike Cutrufelli, Todd Byrd, Bill Maxwell, and Jim Hornig.

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

Dave stated that this year was not as busy in Lakes & Beaches since dredging was not done. The lake was stocked with 4,000 large mouth bass and 1,400 hybrid striped bass. The silt and sedimentation committee was formed and has been meeting monthly. We are in the process of getting prices for a dam inspection. The committee is looking at the north end on ways to cut down on the sedimentation coming into the lake. Dave also added that the goose fence seemed to be working on keeping the geese off the beach area. There will also be some water plantings occurring to hopefully help with filtration in a troubled area. Dave ended with it being his last year on the board but that he would remain on the silt and sedimentation committee.

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

From August 2017 – July 2018 the Community Room was rented 33 times for private events. It was used routinely by the following clubs and organizations: Women's Card Club, Women's

Club, Book Club, Friends of Wildlife and Euchre Club. The room was also used for special meetings or events such as LSPOA Meetings, Budget Meetings, RWWD Meetings, Easter egg hunt, breakfast with Santa, the Women's Club Auction and 4<sup>th</sup> of July Bake Sale.

### **Recognition of Clubs/Organizations**

President Lecher gave an opportunity for the recognition of various clubs and organizations at Lake Santee. The following clubs had a member in the audience.

*Booster Club* – Paul Gosnell spoke on behalf of the Booster Club. He stated that the Smoke Signals is up to 120 pages. He reminded everyone to make sure the office has your correct address and phone number for the annual directory. It has also been discussed about the possibility of starting to include email addresses in the directory.

*C.E.R.T* – Mike Cutrufelli spoke on behalf of the C.E.R.T team. He stated they are always in need of volunteers. They meet the 3<sup>rd</sup> Wednesday at 6:30 usually at the E.O.C. office.

*Women's Club* – Terri Suiters thanked the community for their continued support of the Women's Club. She stated that the previous night they made around \$7,000 at the annual auction. Terri thanked all of the generous donors for their continued support.

### **Election Committee Results**

The election committee consisted of Claude Livesay, Steve Knight, and Barb Powers. It took approximately four hours to count and tally the votes. The requested quorum of 45 members was met by having 47 members represented at the meeting. The results are as follows:

1<sup>st</sup> – Doug Lecher (192 votes)

2<sup>nd</sup> – Carol Goodwin (159 votes)

3<sup>rd</sup> – Shannon Gibbs (152 votes)

All three will serve three-year terms.

4<sup>th</sup> – Randy Ostendorf (125 votes) - Randy will serve a two-year term.

Runners up were James Ryle (118), Brian Gard (115), Steve Gray (99), and Mike Walterman (62).

Claude stated there are 781 owners, 753 ballots were mailed, 292 ballots were returned along with 1 proxy. One ballot was voided.

Doug opened the meeting up to questions from the floor. The Board fielded questions from the audience. Doug then asked all newly elected Board Members present to stay and have a short meeting with the existing members. The meeting was adjourned on a motion by Dave Martin, and seconded by Carol Goodwin. Motion carried.

Respectfully submitted,  
Stephanie Peetz, Secretary