

LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
November 9, 2022

The Lake Santee Property Owners Association Board of Directors met on November 9, 2022 in the Community Room. President Steve Knight presided and called the meeting to order at 7:30 PM. Other Directors present were Nathan Walsman, Polly Ann Fox, Tony Adelman, Mary Tapke, Gina Julien, Autumn Hurm, Andy Laudick, and Ryan King. Employees present were John Lecher and Rodney Hinson. Members present were Donna Knight (108), Jim & Gayle Bryant (599), Nancy & Scott Ranz (601), Steve & Deb Yost (803), Al & Andrew Bryant (101), Mark Hirt (1107), Dottie & Greg Robbins (1552), Bill Ryle (579), Joyce Eddy (68), Gordon & Susan Burgess (814), Bill & Valerie Collings (1387), Anne Ewbank (160), Nancy Fredrickson (348), Paul Gosnell (1147), Tom & Jodi DePalma (218), Dave Julien (851), and Steve Alverson (900).

President Knight called for a review of the minutes of the October 12, 2022 meeting. The minutes were approved on a motion by Polly, seconded by Mary.

Tony Adelman gave a brief review of the Treasurer's report. The Treasurer's report was approved subject to review. Tony then presented the following bills to the Board for approval:

Aquatic Control	\$ 10,165.00	Premier Companies	\$ 1,290.14
Best Way Disposal	\$ 2,295.97	Purchase Power	\$ 320.99
Cardinal Pest Control	\$ 45.00	R B S K	\$ 52.87
Cardmember Service	\$ 695.92	Saint Maurice Feed & Supply	\$ 192.60
Colonial Life	\$ 219.10	Stone's Farm Service	\$ 1,734.67
Crawford, Rick	\$ 35.00	Summit Microsystems	\$ 50.00
Deb's Cleaning Service	\$ 142.00	Telispire	\$ 105.00
Dec Co REMC	\$ 1,079.20	The Office Shop	\$ 169.35
DISA Global	\$ 61.50	Tops Home Center	\$ 39.92
Dyna-Pak Corp	\$ 1,620.00	V3 Companies, Ltd	\$ 12,362.50
Eddy, David	\$ 40.00	Total	\$ 45,158.40
G P C	\$ 838.27		
Koenig Equipment, Inc.	\$ 161.37	<i>Bills Paid Prior</i>	
Lake Santee RWWD	\$ 545.24	Best Way Disposal ACH	75.79
Lake Santee RWWD	\$ 1,476.15	Best Way Disposal ACH	2,497.33
Lecher, John	\$ 142.64	Dec Co Treasurer	\$ 2,408.71
Murphy Insurance Agency	\$ 9,278.00	Total all disbursements	\$ 50,140.23
Marina			
David Plew	\$ 41.16	Stone's NAPA	\$ 145.99
Dec Co REMC	\$ 257.55	Tops True Value	\$ 301.35
G P C	\$ 1,754.14	<i>Bills Paid Prior</i>	
Lecher, John	\$ 36.27	Chaffin, William	\$ 1,537.50
Joseph and Ann Donahue	\$ 3.00	Chaffin, William	\$ 1,537.50
LSPOA	\$ 59.85	Geis, Cara	\$ 536.50
LSRWWD	\$ 129.72	Geis, Greg	\$ 496.00
Medart Marine	\$ 2,242.70	Total all disbursements	\$ 9,079.26

After presentation, the bills were approved for payment on a motion by Gina, seconded by Nathan.

MEMBER INTRODUCTIONS AND COMMENTS

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

- Member is present to represent the Special Olympics. They requested the use of the Lake Santee property for the Special Olympics annual bike ride on September 9, 2023.
- December issue of the Smoke Signals will require anyone wanting to be published to have their information submitted to the Smoke Signals by November 15.
- A member asked about whether the board will be revealing income numbers for the marina. John said the marina is expected to profit around \$30k and decisions are still being made whether that money will go to set asides or paying back the loan.

CORRESPONDENCE

- Received an email from a member concerning scare tactics during Trick or Treat. They expressed the stress this may cause to special needs children and ask that this concerned be communicated to members. John informed them that their message would be shared. John spoke to the member.
- Received an email from a member concerning the White Lives Matter sheet passed around the community. The member wanted the LSPOA to stand against this type of propaganda. The sheet was shared with the board.
- A member called about the area at the boat ramp for trailer parking was being blocked by boats dropped off for fall marina service. John said he would get them moved.
- A member emailed about boats being moored overnight at the boat dock by the ramp. John said he would address it.

COMMITTEE REPORTS

Rules & Regulations – Nathan Walsman

None

Recreation – Mary Tapke

The following recreation events occurred since the October 12 LSPOA meeting:

- October 25, Nov 1 and 8: Bid euchre
- October 13, 20, 27 and November 3: Trivia
- October 29: Trunk or treat/trick or treat

Upcoming recreation events include:

- November 15, 22, 29 and December 6 and 13: Bid euchre in the community room 1 PM.
- November 10, 17 and December 1 and 8: Trivia in the restaurant 7-8:15 PM.

Additional discussion - Trick or Treat night:

- Discussed starting the hours earlier for safety reason due to darkness.
- Also discussed the possibility to direct all traffic during the Trick or Treat hours counter-clockwise and to provide security with additional support.

Lakes & Beaches – Gina Julien

We began the lake drawdown process on October 17, 2022. Currently we are down 18.5”.

Aquatic Control stocked 3,500 Bass and 1,500 Striped Hybrid Bass on October 19, 2022.

Membership – Polly Ann Fox

We had eight new members to report in the month of October.

Invitation letters have been mailed for the December 3, 2022, New Membership Orientation. It will be at Robbins at the Dock at 9:30 AM. Coffee and donuts will be available. We mailed to 19 new members, which were from June 2022 through October 2022.

Community Room Committee – Polly Ann Fox

There were four Community Room rentals in the month of October.

The Breakfast with Santa will be on December 10, 2022. The Kiwanis will once again provide the breakfast from 9:00 - 11:00 am. Santa will arrive at 10:00 am.

Marina – Polly Ann Fox

As of last week, we winterized 91 outboard boats and 16 inboard/IO boats. We completed 75 shrink wraps. We are pleased that we have been able, for the most part, to keep on top of the requests that have come in and believe that most service work will be completed before Thanksgiving.

Building Committee – Ryan King

The following Building Permits were issued in October:

Richard Kramer	1514-1517	Culvert
Sandra McLean	587-589	Home Addition
Michael & Heather Neuner	135	Siding & Gutters
Steve & Kim Belter	913	Shingles
Jeremy Huser	1337	Boat dock
Scott Boggs	158	Detached Garage
Kevin & Nancy Dick	293	Culvert
David Roa	1383	Deck
Todd & Melinda Abel	1250	Culvert
Michelle Deaton	262	Home Addition
Scott Ranz	601	Boat dock
Jon Flodder	1443	House

Clean Up – Ryan King

Lake side rounds were completed in late November. Multiple docks have been observed to be in disrepair/ unsafe condition. Please take advantage of the winter season & low lake level to address these docks. Spring cleanup lake side rounds will focus on docks that are in disrepair & owners will be notified & possibly fined if not properly addressed.

Roads & Maintenance – Andy Laudick

They are currently grading the gravel roads.

Security – Autumn Hurm

No report

OLD BUSINESS

Restaurant Lease Agreement – Mary made a motion to accept the revised lease terms as discussed in the Executive Meeting. Seconded by Gina and the motion passed.

NEW BUSINESS

- Women's Club line dancing would like to add the 1st & 3rd Tuesdays of the month from 7:00–9:00 pm. Mary made a motion to accept the addition of line dancing on the 1st and 3rd Tuesday of every month, beginning Tuesday, December 6, with the caveat that if the room is needed for LSPOA business, the event is subject to be cancelled. Seconded by Ryan and the motion carried.
- Special Olympics Event – September 9, 2023. Polly made a motion to accept hosting the Special Olympics event on September 9, 2023. Seconded by Autumn and the motion carried.

MANAGER'S REPORT

We have retained the Hewitt docks and lifts dealership with the Marina. Anyone needing a boat dock or lift can call 812-527-2400 or email marina@lake-santee.com for a quote.

The office will be closed for holidays during the following days:

- 11/24 & 11/25 for Thanksgiving
- 12/23 & 12/26 for Christmas
- 12/30 & 1/2 for New Years

There being no further business, Nathan moved to adjourn, seconded by Ryan, motion carried. The next regular meeting will be held on December 14, 2022 at 7:30 PM in the Community Room.

The minutes are subject to approval by the LSPOA Board of Directors at the December 14, 2022 meeting.

Respectfully submitted,
Tony Adelman, Secretary