

Sunset Lake Association Board of Directors Meeting Minutes
March 12, 2024, 7:00pm-Hanaur Hall

- I. Call to Order by President John Kemp-
- II. Pledge of Allegiance-ALL
- III. Roll Call by President Kemp

Title, Name	Term Ends	Present/ Absent
President, John Kemp	2024	P
Vice President- Russ Baldwin	2025	P
Treasurer, Michelle Bearden	2026	P
Secretary, Jenny Buhl	2026	A
Valerie Jagiela	2025	A
Dave Johnson	2024	P
Tom Sidener	2026	P
Jerry Winterland	2024	P

IV. Approval of Minutes

a) February 13, 2024, Board Meeting-

- ACTION: Motion made by Winterland to approve minutes as presented, Second by Johnson, all approved.

V. Old Business

a) Vote on vendor to replace office roof with updated proposals-Jerry Winterland

ACTION: After discussion and a decision to use shingles rather than steel as the replacement for aesthetics, Winterland made a motion to accept Jeff Huffman's bid of \$11,365.00 which came in as the lowest bid. Johnson seconded the motion, all approved.

b)

ACTION:

c)

VI. Reports

- a) President Report: John Kemp-Received resignation from Brady Hahn via email that as of December 2023 he has resigned from his position on the SLA Board.

Discussion on two trees on Oak Lane that previously had been reported as needing to be cut down for safety reasons, that are on the 15ft SLA easement. John met with the leaseholder, Dave Lewis, to discuss trimming vs removal. They agreed if the trimmer does not see they are hollow, then trimming will be sufficient, otherwise they will need to be cut down. John obtained 2 bids to remove/trim the trees. Both bids include removal/trimming of 2 trees. 1) \$4000.00 regardless of trim or cut. 2) \$2000.00 to trim and \$4000.00 to cut.

ACTION: Motion made by Kemp to hire Otter Lake Enterprise to assess and trim or cut down affected trees at a cost of \$2000 to trim or \$4000 to cut. Seconded by Sidener, all approved.

- b) Legal & Insurance: Vice President Russ Baldwin-Audit on Workers Comp insurance is complete and was determined based on a slight increase in salaries that our coverage will need to be raised.

2023 Permits; boat, non-motorized and motorized, will be good until May 2, 2024.

- c) Water and Land Safety Enforcement: Vice President Russ Baldwin-In the process of adding lights to buoys that are still in need of them.

- d) Water Quality: Val Jagiela: Nothing to report.

- e) Building & Construction Permits: Jerry Winterland: Lot 137-Deck Permit, Lot 37-House Permit, Lot 257-Deck. Permit

- f) Common Grounds: Roads & Dam: Tom Sidener-Grass on dam has been burned and Maintenance is in the process of removing trees coming up through rip rap around the dam on the water side.

- g) Leasehold Ground: Dave Johnson-Lot 107-name added to leasehold.

- h) Treasurers Report-(Finance, Insurance & Property Taxes): Treasurer Michelle Bearden-As of the end of February 2024, cash in all accounts totals approximately \$387,000. As voted in the February meeting, \$46,000 in excess funds were added to the two CD's ready to mature to create two, 9-month CD's that will both mature in November 2024 accruing 5% interest. One for \$48,758.47 and the other \$74,709.49.

- i) Bylaws, Rules & Regulations/NFPC Status: Val Jagiela

- j) Sanitation: Dave Johnson- Dave and Terry McDannell checked 288 chlorine tubes, 59 were not in compliance, they could not find the chlorine tubes for 9 lots. Dave reminded us that leaseholders were asked last year to mark their chlorine tubes with their lot number for easy identification and

asks that everyone please do this. Letters will be sent out to non-compliant members and will have 2 weeks to be in compliance with our septic regulations regarding chlorine.

k) Leases- Administrator of Leases; Amy Walkenbach-No new transfers this month.

VII. New Business

- a) Discuss present/absent designation for board members when attending via YouTube
- ACTION: This item is tabled until all board members present to discuss
- b) Rules and Regulations: Section 5 Boating Safety-Dave Johnson
Rules and Regulations Section 11-picknicking/camping-Dave Johnson
Rules and Regulations Section 12-Maintaining a Leasehold
Rules and Regulations Section 19-storage of Boats, Boat trailers, Campers, RV's and Motor Homes
DISCUSSION: Members have reported to Dave issues that fall under the rules and regulations listed above including boats towing a skier or tuber should remember to boat in the correct counterclockwise direction and not zig zag back and forth across the lake, and a camper with no valid license plates.
- F) Rules and Regulations Section 14-Dogs and Cats-presented by John Kemp for Val Jagiela-
ACTION: This item tabled until all members present
- G) Discuss need for dumpster for spring cleaning-Jerry Winterland
DISCUSSION: Jerry to get pricing on a dumpster for members to use for spring clean-up, will discuss at next meeting.

VIII. Membership and Guest Recognition:

Lot # 195 -Rob Meyers-Questioned why floating docs are not allowed? -Michelle noted that most of these rules and regulations predate most on the board. An audience member stated the reason is that historically, floating docs were made with plastic barrels, and they would detach from the frame and get loose in the lake.

Lot #36 Linda Urban-Questioned if any money will be spent on stocking of fish, removal of weeds and algae in lake? John replied there is money in the budget to do yearly stocking of fish, regarding the algae in the lake, he is going to defer that question to Valerie and will discuss next meeting.

Lot #255 Janie Mikhelson-wanted to note that the Boat Permit form on the SLA website is dated 2023 and also would like to know the results of the recycle survey. John stated that approximately 22 members responded to the survey, so most likely that will not be offered by Republic Service to our members.

IX. Board Comments

X. Adjourn-8:15 Bearden made a motion to adjourn, seconded by Winterland, all approve.