

Lake Milton Estates, Inc.

PROPERTY OWNERS' ASSOCIATION

P.O. BOX 37

LAKE MILTON, OHIO 44429

February 28th, 2025

2025 Annual Letter

Dear Property Owner,

I would like to thank you all for your contributions to keep Lake Milton Estates a safe and beautiful environment. This letter is meant to provide you with important information regarding 2024 updates and plans for 2025. Please take the time to carefully read this information and feel free to reach out to your officers and/or trustees with any questions.

Lake Milton Estates Property Owners Association, Inc. is a non-profit property owner's association formed in 1973. Our mission is to preserve, protect, and enhance the lifestyle, property values, environment, and reputation of Lake Milton Property Owners Association as a controlled access community. Our organization serves our members by enforcing by-laws, making community improvements (roads, signs, lawn/tree maintenance), and ensuring the safety of our community.

Safety

Safety is our top priority. During the summer months there are a lot of people that come to visit our beautiful development, enjoy golf cart rides, ATVs, and boating. For those of you that have guests, please remind them to SLOW DOWN. Our speed limit in the allotment is 10 MPH. We set this limit to control the dust that gets thrown on our houses, but more importantly, to reduce the risk of accidents. Going too fast makes it difficult to stop quickly on our gravel roads. Be on the look-out for golf carts and ATVs. Our members are good about obeying the speed limit. Please inform your guests of the speed limit to help keep our community safe. If operating vehicles at night, please make sure vehicles have appropriate safety equipment such as reflectors and lights.

2024 Recap Overview

The annual meeting was held on 9/8/2024 at 11AM.

Spring Work Party

The annual spring work party was another great time while getting some community projects completed. Nearly 40 residents were in attendance and donating their time. We were able to fill pot holes, cut trees, clear ditches, and install new road signs. We will continue this annual tradition in 2025. The 2025 Lake Milton Estates spring work party will be held on **April 26th, 2025 at 9AM**. Please meet at the Glaros barn. If you have tools, please bring shovels, rakes, and/or chain saws.



Projects:

- Pennsylvania drive had ditches dug to try to prevent the severe pot holing.
- We were able to finish Ohio Drive with top coat of black top grindings
- We had several trees that fell from storms. We were able to take down and/or clean-up several trees without having to outsource. We did have to pay 1 tree company to drop a very large tree that was leaning over Youngstown Dr.
- For road that were heavily rutted, we mixed large stone and black top grindings to prevent washout.

Special thanks to:

Jim Gioppo - Coordinated much of the road improvements and ditching in 2024.

Jeanine Main - Road Maintenance - Especially in the need winter.

Tom Hubble and Don Missek - Winter maintenance and management.

Judy Sgambati and Mindy Gibbs- Beautiful restoration of the Cemetery. This project was self funded by Judy.

2025 Planning

In addition to our general gravel expenses, we are planning to tar and chip gateway drive. This is a large expense so we'll need to allocate our remaining funds strategically. We also plan to add material to Pennsylvania to crown roads so water will drain. If there are other projects that you would like to see accomplished this year, please reach out to your trustees to include in our planning.

PLEASE READ

Reminder for boat ramp lock. Only paid members have access and have been given a combination. Please remember to lock the gate after use. Starting March 1st, 2025, the trustees will be changing the combination of the dock ramp. Once you have paid your 2025 dues, the officers will communicate the combination to you. If you do not receive the combination and are in good standing, please contact Keith Glaros or Vince Gallo for access.

(Keith – 330-509-1396) or (Vince – 330-314-4547)

Dues – Remit by 6/1/2025

Dues did NOT increase in 2025. Dues schedule below:

- **2025: \$200 for owners with houses, \$150 for land only owners**

Dues are used to maintain roads, equipment repair, fuel, taxes, improvements, and legal fees (if needed). If you would like a receipt for your due's payment, please provide a request when your dues are paid.

The deadline for dues payment is 6/1/2025. Please remit to P.O. BOX 37, Lake Milton, Ohio 44429. Checks should be made payable to Lake Milton Estates Inc. We also have PayPal and Venmo payment options. Please contact Keith Glaros or Vince Gallo for details.

Membership Meeting

The annual membership meeting will be held September 7th, 2025, at 11:00 a.m. We will meet at the Glaros barn at 16943 Ohio Drive. 2025 is an election year so please plan to attend to vote on next years trustees and officers.

If you have any discussion topics, this is the time and place to present to the organization. Anyone who wishes to speak will be given a reasonable amount of time to do so. LME Association members, in good standing, are eligible to participate.

By Laws

All property located in the B.P.O.E Country Club Allotment replot shown on Mahoning County Tax Map Milton TWP 51047 and 01004 are subject to the rules and regulations of our By Laws.

If you have any questions, or need a copy of our By Laws, please contact any Trustee or call Keith Glaros at (330) 509-1396. They can also be found on our Website at <https://lakemiltonestates.com>

Sincerely,
Lake Milton Estates Inc.

Keith Glaros
President LMEO
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