

Leisure Lake Association, Inc.

Board Meeting Minutes

November 11, 2017

Board Members Present: Charlie Pattee, Dale Hansen, Randy Wellman, Kim Telkamp, Carolyn Kelso, Denise Johnson, Alan Smith, Jerry Nibarger, and Mike Parkhurst.

Absent: Lynn McCarter and Rose Welsh

Guests: Becky Thrap, Kelly Hines, Joe Holtkamp, Tom Laurie, Jack Wright, Rick Lee, and Kathryn Morrison.

Charlie Pattee took roll call.

Guests/Discussion: Kelly Hines notified the Board that they had chickens, confined, on her property. The board was unaware of this. The Board members recited the portion of by-laws stating there are no farm animals allowed at Leisure Lake and stated that this is written in the land use agreement as well. She was told that we have a legal committee that is now handling these matters.

Jack Wright stated that financially we have really come along way. Thanked everyone for all their work to get this accomplished.

Minutes / Financials: Dale Hansen motioned to accept the October meeting minutes. Randy Wellman seconded the motion. Motion carries. September financials were approved last month.

Committee Reports

Road Committee: Jerry Nibarger reported that he is in the process of finishing up the dam repair and grass seed is being spread. Jerry has volunteered his time with over 120 hours of equipment time. The spillway project will be next depending upon the weather. Jerry has met with the property owner on the other side of Leisure Lake property.

They are still working on getting the maintenance shed sealed up to prevent cats from entering. The cat living areas have been eliminated. The batteries on the maintainer have been replaced. One of the power lines was accidentally cut and will be fixed. The breaker box will be brought up to code. Jerry noted that the culverts will be next on the list.

Dale Hansen mentioned the work order policy. He stated there are slabs of concrete to put in dam, with no charge to the owner who is donating them since this is benefiting the lake.

Carolyn Kelso asked what we were going to do about a wind break for the road, since the trees/shrubs were removed by the maintenance shed. Jerry noted that there are other alternatives to solve this issue, perhaps a snow fence. The trees were not Leisure Lake trees, they were removed after discussion with the land owner.

Jerry Nibarger will turn in a bill for the work he has done around the maintenance shed, including his volunteered work time. Charlie Pattee thanked Jerry for the time and effort he has put in to this project. He has saved Leisure Lake thousands of dollars.

Jerry also noted that trash is going on land owner's property. It was suggested that the lake purchase dumpsters with plastic lids, so everyone can open/close lids.

By-Law Committee: The committee met once and will be meeting again.

Building Committee: Alan Smith reported that there is a garage going up at the Metzgar's house.

Lake & Property Committee: It was reported that this committee needs to reach Tom Shockey and/or mother-in-law about her dock sinking. Dale Hansen mentioned that the walleye haven't been placed into the lake yet.

Budget Committee: Nothing to report.

Audit Committee: Nothing to report.

Entertainment Committee: Nothing to report.

Office Committee: Becky Thrap reported that the final list of committees/members was distributed to the board. Becky stated that the billing and newsletter was recently mailed out. Another Chicken letter was sent, but they have since said they will remove the chickens in the next week. We have received more ads, \$550 worth so far, we still could use more.

Vision & Mission Committee: Kathryn Morrison reported on the progress at the dam. She thanked Jerry for his work. Kathryn thanked Denny Weber, Kenny Thrap, Max Dickerson and others for mowing areas of the lake. Improvements are starting to show. She thanked Dianna Hoppe for painting the playground equipment at the shelter house. Charlie Pattee noted that a lot has been accomplished through the Vision & Mission committee. This committee will meet again before the end of this year to look at new items that need attention for next year.

Legal Committee: Dale Hansen reported the committee met. Two people have been reported to the Sheriff's office for trespassing. Dale also stated that the board members need to meet to do a "board workshop" so that everyone is on the same page.

Shelter House Committee: Nothing to report.

Old Business:

Jerry Nibarger is working on the spillway project. He notes that rip rap is needed, about 5-6 loads along with 6-10 hours of machine work. Jerry stated that we will need to first talk with neighboring farmer before moving forward with this work. There needs to be a motion in place from the board, if Jerry is to complete this work. Jerry noted this will be at least a \$3,000 project. Mike Parkhurst motioned to allow Jerry to proceed with the spillway project. Dale Hansen seconded the motion. Motion passes. All board members agreed with the exception of Jerry Nibarger, who abstained.

Jerry Nibarger noted there is surplus material, still located at the maintenance shed. Rick Lee will be responsible to get rid of water barrel. There also is cable, pipe and scrap material to be rid of. Jerry Nibarger made a motion to declare surplus material. Dale Hansen seconded. Motion passes.

New Business:

It was noted that the tree on the property directly beside the boat launch, will be coming down and replaced possibly with trees or bushes with donations in the spring. It was suggested to contact Rosemary Tree Farms, since they are one of our sponsors. The lower dock will be pulled out of the lake, Alan Smith will add on to it, and it will be brought back next spring.

Mike Parkhurst motioned to contact Advanced Disposal and inquire about lidded containers/sizes/costs. Dale Hansen seconded the motion. Motion passes. Dale Hansen will bring this information to the next board meeting. It was noted that Denny Weber once made a design for a dumpster enclosure. The board would like to see it.

It was proposed to issue vehicle stickers (any vehicle; ATV, golf cart, cars, motorcycles, trucks) to help pay for the cost of roads/gravel. This would be a restricted fund for that use only. This will be mentioned again for future discussion.

Alan Smith announced that the ELB Fire Department will be closing effective December 31, 2017. The building will be up for sale. This is considered a commercial building. It was suggested that maybe someone might be interested in buying this building.

It was again noted that Frank Murphy's green building by boat launch needs demolished due to safety issues. The Health Department needs to state if building is condemned. Charlie Pattee read a portion of the by-laws that pertain to this building.

It was reported that the “red” house by the mail boxes, neighboring to Max Dickerson, has been half way torn down leaving the bathroom.

Dale Hansen motioned to adjourn meeting. Alan Smith seconded the motion. Motion passes. Meeting adjourned.

Charlie Pattee, President
Jackie Carley, Secretary