

Leisure Lake Association, Inc.
Board Meeting Minutes

August 18, 2018

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

Guests: Miles Tratchel, Ginny Johns, Vickie Baker, Kenny Thrap, Becky Thrap

Absent: No one

Charlie Pattee called meeting to order and took roll call.

Guests Discussion: Ginny Johns regarding the letter she sent to the board members. Discussed the problems with the creek coming into the lake by her house. Checking into a possible dredger to be produced by a Vo-tech School looking for projects to do, which could be at no cost to the lake. Also heard that we may be able to sell dirt in exchange for dredging. She will keep board informed of progress of producing a dredger.

Minutes / Financials: Rose made a motion to accept the July minutes and Jerry Nibarger seconded the motion. **Motion carried.** Dale Hansen motioned to accept the June financials and Lynn McCarter seconded the motion. **Motion carried.** Jackie Carley, Secretary, reported the current balances of the checking and savings accounts to the Board Members.

Committee Reports

Road Committee: Jerry Nibarger stated no one has been hired yet for the maintenance position. It will be up to the next road chair to hire someone. Also this will be Jerry's last meeting he is resigning from the board after today.

Vision & Mission Committee: Kim Telkamp reported that they are working on getting recycle containers at the lake.

By-Laws Committee: The last two by-law's that were passed need to be added to the by-law booklet. The two additions are on line in addition to the by-law booklet.

Lake & Property Committee: Discussed spraying lilies. Don't need spray until next year.

Budget Committee: Nothing to report

Office Committee: Becky Thrap reported Jackie is leaving to take care of her mother – we are having a meeting after this to determine how to proceed. We are going to have to temporarily revise office hours until we find a replacement. Board agreed. If anyone knows of anyone, let us know.

We have our year end numbers in. We have 400 covenants signed – 57 more this year. 715 lots that paid, 328 non-paying lots and 52 lots that are making payments. 677 lots have paid back due assessments. 70 lots are in collections. 5 people that were on payment plans are now totally paid up.

Audit Committee: Nothing to report.

Entertainment Committee: There is a pork dinner August 18, 2018 at 6:00 p.m. at the Shelter House. The new Board Members will meet and greet members of the lake.

Shelter House Committee: 47 chairs and 14 new tables have been donated. Picnic tables are outside. We will distribute some to parks. Discussed what to do with remaining. Rose Welsh made a motion to sell remaining picnic tables after distribute to parks & proceeds will go to shelter house, Randy Wellman seconded it – motion carries. Spaghetti dinner is September 2.

Nominating Committee: With Joe Holtkamp and Jerry Nibarger resigning, the President will need to nominate someone to fill both positions.

Building Committee: Mike Parkhurst’s building has already been approved by the board. Dale brought up if building committee is checking on building as it’s going up to see if it is being done correctly. A member is building a garage 5 feet off the road – he was told it was ok – it should not have been. Board needs to take an active approach and approve all building permits. Jerry Nibarger made the motion that all building permits should be signed off by board before issuing a permit to build, Dale Hansen seconded the motion – **motion carriers**. The member with the garage 5 feet off the road needs immediate attention. Jerry made a motion that building permit be approved as presented with the understanding of the set back of lots has to be observed per deed restrictions, Dale seconded – 1 nay (Allen Smith) 9 approved - **motion passed**.

Legal Committee: Dale Hansen reported they are going to go after cases the attorney knows she can win. We are starting with nuisance, safety, noxious cases. Dale will take pictures and meet with the attorney to determine where they will start.

Old Business: Nothing to report.

New Business:

Rental Contracts: No renting per deed restrictions. Since in land use, we have the right to enforce it. Check with attorney to define what is a renter. Jerry asked for a confidence vote of the board – All members voted for pursuing rental contracts with advice from the lawyer.

South End of the Lake: Discussed south end of the lake and what needs done. Board members did go look at it this morning. Lynn McCarter made the motion to add a Lake Reclamation committee to investigate possible options, Mike Parkhurst seconded it- **Motion passed.**

Secretary: Due to Jackie leaving to take care of her mother, we will be relying on volunteers only. We are not going to be able to man all of the current hours. Also with new employee, we know we need to be open on Friday and Saturday, but can we get flexibility on the remaining days depending on applicant's availability. Jerry Nibarger motioned to give Becky the flexibility to fill the job, Denise Johnson seconded – **Motion carried.**

Dale Hansen made the motion to adjourn the meeting. Lynn McCarter seconded the motion - **Motion carried.**

Charlie Pattee, President
Jackie Carley, Secretary