

Leisure Lake Association, Inc.  
Board Meeting Minutes  
June 14, 2025 Approved

Since June 14, is Flag Day, Max Dickerson lead the board and guests in a pledge of Allegiance to our Flag. President Charlie Pattee called the meeting to order at 9:00 am at the Ann Hansen Community Center. Roll call was taken.

**Board Members Present:** Vicki Baker, Grace Sivadge, Charlie Pattee, Lynn McCarter, Kenny Thrap, Denise Lindquist, Ardith Wellman, Mike Saindon Stephanie Dolan

**Board Members Absent:** Alan Smith

**Guests:** Dale Hansen, Robert Johnson, Max Dickerson, Kevin Smith, Denise Johnson, Mindy Durham, Dan Durham, Carolyn Kelso, Randy Wellman, Craig Knox, Randy Webber, Jack Wright, Jamie Allen, DeAnna McCarter, Rachael McCarter, Connie Metzgar, Sean Maschler, Randy Bliss, Curtis Stephenson

**Guest Discussion:** Dale Hansen has a buoy in front of his house that needs to be adjusted so that it is visible above the water. He asked the board who would be responsible for fixing this safety issue. Mindy Durham announced that there will be two meetings to discuss the playground equipment. The first one is at 4pm today at the picnic tables at the AHCC and the second one will be Saturday June 28th at 4pm at the same location. Craig Knox asked how to start a fundraising committee. It was suggested that anybody at the lake could raise funds and donate those funds to one of the many projects already approved by the board.

Jack Wright laid out a list of topics he would like to see addressed in the committee reports. The list is as follows: The dam needs to be mowed as fishing off the dam is difficult, the playground equipment at the AHCC needs to be installed, a decision on allowing jet skis, property numbers should be added to the office committees billing statements, written procedures for the betterment group, and finally what is being done by the legal committee?

Amanda White addressed the board about safety at the beach. She is concerned about the ramp built at the boat dock, little children swimming unsupervised with life jackets on, older kids getting under the swim dock and others jumping on the dock while kids were under it, older children dragging beach equipment into the water, and disrespectful talk when asked to stop dangerous behavior. She is also concerned that what is posted at the beach does not match the by-laws.

**Approval of the May Minutes:** Denise Lindquist made the motion to approve the May minutes with the correction of Sean's name; Vicki seconded the motion. **The motion passed unanimously.**

**Approval of March & April Financials:** Ardith made the motion to approve the March and April Financials; Lynn McCarter seconded it. **The motion passed unanimously.**

## **COMMITTEE REPORTS**

**Road Committee:** Jamie Allen will be working on the roads all next week.

**Building Committee:** No report

**Lake & Property Maintenance/Spillway Committee:** Kenny Thrap reported that the lily pad situation is so improved that it is likely we won't have to hire the drone treatment until next year.

**Budget Committee** No report

**By-Law Committee:** After considerable discussion, the guests and board were reminded, this topic will be addressed under old business.

**Audit Committee:** No report.

**Office Committee** We are mailing the ballots this month after the board approves it to anyone that has paid assessments in full by May 31st, 2025. We also are mailing the newsletters. In our website, we have almost 10,000 visitors in the last year, & last month we had 617. We have revised the Board of directors' list. If anyone has changes, please let the office know after the board meeting as we will be putting it on the website today. Just a reminder that the secretary doesn't make the rules, if you have an issue, you can let the secretary know to add to the board agenda, but she can't revise the rules.

**Nomination Committee:** See New Business for Ballot

**Covenant Committee:** see Old Business F

**Ann Hansen Community Center Committee:** The committee met last night with 6 people present. Their goals are to get the rock pile by the shelter house removed, get the playground equipment removed from the AHCC, and finish up the parking lot across from the AHCC.

**Vision/Mission Committee:** Vision & Mission held Community Coffee on Saturday May 3, and Saturday, June 7, 2025. On Saturday July 5, Vision and Mission will serve donated hot dogs at the beach. Our treasury balance to date is \$1,055.12. All receipts and financials have been submitted to the Association Office. Our next Community Coffee will be Saturday, July 5, 2025. Pancakes and sausage will be served. We are holding two community meetings to gather volunteers and opinions on the playground sets that are currently here in the community center. The purpose of these meetings is to give people an opportunity to express their ideas and opinions as well as gather volunteers to commit to helping with this project. The first meeting will be today, Saturday June 14, at 4pm at the AHCC. The second will be Saturday June 28, at the AHCC. Respectfully submitted Dan & Mindy Durham, Co -Chairs, Vision and Mission Committee.

**Ladies of the Lake:** Saturday, April 27, Ladies of the Lake held Their Annual indoor Yard and Bake Sale. Lots of donations were received and volunteers made homemade items for the bake sale. Several of the lake residents rented tables and had their own personal items for sale. The Trenton Garden Club was present again this year selling plants and flowers as well as sharing tips and tricks of plant life. We held a Mother's Day Basket Raffle. Tickets were sold and the basket was displayed at the Association Office. Denise Johnson was the lucky winner. On Saturday May 24, nine ladies gathered for morning coffee at Dino's Diner in Trenton. We spent the time visiting and catching up with each other and our busy lives. No actual lake business was discussed. Our treasury balance to date is \$4,182.67. This includes \$996.57 from our annual sale and raffle proceeds of \$68.00. We are holding in reserve \$1,000 for when the Board approves an AC system for the AHCC, and \$450.00 in reserve for Vision-Mission to help with the playground equipment covering. On Saturday July 5 we will set up yard games from 1-5pm and be serving ice cream at the beach at 4:00 pm. Respectfully Submitted, Mindy Durham, President, Ladies of the Lake.

## **OLD BUSINESS**

- a) **By -Law revision Article I Section F Betterment Group \_ passed will be on ballot.**
- b) **By Law Revision Article IV Section II Qualifications - passed will be on ballot.**
- c) **Applications for Betterment Group & Status of SOP: Dale Hansen: Kenny Thrap** made the motion seconded by Vicki Baker to accept the application of Dale Hansen's Betterment Group. **Motion passed unanimously.**
- d) **Building permits:** None submitted.
- e) **Purposed By-Law Revision ArticleXII Section VI e, Watercraft Stickers, 3rd reading:** Kenny Thrap made the motion seconded by Mike Saindon to approve the third reading of Article XII Section VI e Watercraft stickers. (see exhibit A) **The Motion Passed**

- f) **Review of Covenant Restrictions:** Sean Maschler read aloud an extensive list of changes made by the Covenant committee for the new proposed covenant. Since there were no objections to these changes the Board will add these changes to the new Covenant that is being developed.
- g) **Riprap:** Jamie Allen will work on the pile by the maintenance building this week. The committee was advised of the safety issue of cutting off the rebar before putting them in the lake.
- h) **Update of procedure for consequences of enforcement revised draft:** Kenny Thrapp moved, and Vicki Baker seconded the motion to accept the letter for "Notice to Abate a Nuisance" (exhibit B). **The Motion Passed Unanimously.**
- i) **New sign at the office:** Amanda White will design a new sign and email it to the board members. The dimensions are approximately two feet high by three feet wide.
- j) **Discuss Zoom during our monthly meetings:** No action was taken.
- k) **Water quality testing:** This has been done and every location tested ok. The official results will be posted on the website.
- l) **Grundy County Fire District:** Michael Saindon has the forms for the petition Kevin Smith has volunteered to help, but more volunteers are needed. Kenny Thrapp made a motion seconded by Vicki Baker to allow a group of folks to petition for Grundy County Fire District at Leisure Lake. **Motion passed unanimously.**
- m) **Written procedures for harvesting pictures from cameras/Legal:** Kevin Smith reported this is a work in progress.

## NEW BUSINESS

- a) **Approve Ballot 2025 -Office /Nomination:** Look over the Ballot and make any changes and make any changes if necessary then we need to approve all 4 ballots so we can mail them today. Denise Lindquist made the motion; Lynn McCarter seconded it to approve the 2025 Ballot (see exhibit c. **Motion passed unanimously.**
- b) **Boat Sticker receipt form procedure proposal - Sean Maschler:** After some discussion Sean Maschler agreed to rewrite this for the next board meeting.
- c) **Barney McCoy's mower authorization of funds to reimburse expenditures of repair:** Kenny Thrapp moved, and Lynn McCarter seconded that the \$834.75 mower repair expenditure be taken from the equipment repair account. **Motion passed unanimously.**
- d) **Trespassing /dumpsters:** No action taken.

At 11:54 Kenny Thrapp made the motion to recess to a closed meeting. Denise Lindquist seconded the motion. **Motion passed unanimously.** In the closed meeting court cases, jet skis, and employee's evaluations were discussed. At 1:05 Kenny made the motion seconded by Denise Lindquist to go back into regular session. **motion passed unanimously.**

At 1:06 pm a motion was made and seconded to adjourn. **Motion passed unanimously.**  
The next board meeting will be July 12, at 9:00 am at the Ann Hansen Community Center.

Respectfully submitted by  
Grace Sivadge  
Board Secretary