

Leisure Lake Association, Inc.
Approved Board Meeting Minutes
July 11, 2026

Lynn McCarter called the meeting to order at 9:01 am at the Ann Hansen Community Center. Roll call was taken

Board Members Present: Vicki Baker, Dale Hansen, Ardith Wellman, Kenny Thrap, Michael Saindon, Denise Lindquist, Caleb White, David Knox, Stephanie Dolan, Lynn McCarter

Board Members Absent: None

Guests: Mark Overton, Max Dickerson, Carolyne Kelso, David and Kelly Davis, Kathy Morrison, Kevin Smith, Craig Knox, Randy Wellman, Robert Johnson, Mindy and Dan Durham, Michael O'Brien, Randy Bliss

Guest Discussion: Mindy Durham stated they have a group of 4 volunteers for cleaning bathhouse. Garbage will be done by Jamie Allen. She asked to have grass seeds put on dirt from septic repair.

Approval of June 13, 2026, Minute and Closed Session Minutes: Caleb White made a motion to approve the June 13 minutes with the revision of Ardith Wellman was absent, Denise Lindquist seconded the motion; **Motion Passed with changes.**

Approval of May 2026 Financials Caleb White made a motion to approve May financials; Ardith Wellman seconded the motion. **Motion Passed.**

COMMITTEE REPORTS

Road Committee: Tractor is being repaired. West Leisure Lake Drive is done, and we are working on Highland, Forrest Drive and Catalina. Tractor will be back next week.

Building Committee: No Building Permits

Lake & Property Maintenance/Spillway Committee: Spillway – Richard will be back as soon as he can. Needs estimate on sides of spillway.

Legal – We were awarded judgement on #1 & #3 on the list, #2 on list was a no show.

By-Law Committee: No Report

Audit Committee - None

Office Committee: We need the chairs of all committees to write a report to be presented at the annual meeting. If you can give a copy of the report that would be great, so we don't miss anything. We also need the president to give a report as well. If you can't make the meeting to give the report, you can give it to the office to have someone read it or give it to another committee member. We have boards that are coming up on the front porch that need reattached – it's a tripping hazard; we could use a volunteer to fix it. We also could use an additional check signer. Mindy has volunteered. We still need a board secretary to do minutes if someone could volunteer. Kevin Smith volunteered to repair them.

Covenant Committee: Will do under old business.

Ann Hansen Community Center Committee: Installation of Air Conditioner is completed. Need boards and insulation on south wall. Door on Playhouse was vandalized and has been disposed of.

Vision/Mission Committee: We served biscuits and gravy at the Community Coffee on 6-6-26. In June at the AHCC we sprayed bugs inside the building. We also painted the cement parking stops, weed eater and sprayed weed killer in the parking lot. We also ran the weed eater around the dumpster area and routinely pick up ground trash there to prevent it from ending up in the lake. We put up banners and flags out at the beach in preparation for our July 4th celebration. We served 110 people at our food tent. Our end of June's balance is \$265.16. This includes expenses of \$374.33 and donations of 297.00. All June financials have been submitted to the Association office. To encourage "Community" we are promoting a Potluck game night tonight here at AHCC at 6 pm. Hope to see everyone here later this evening.

Ladies of the Lake: We had a meeting on 6-27-26 with nine members present. Our current balance is \$2,734.87. We deposited this month for lake shirts of \$1,066, a donation of \$200 and \$141 in donations from our July 4th ice cream event. Also, we paid out \$1,256 for t-shirts this month. We served brownie sundaes with all the toppings on July 4th at the beach and went through 6 gallons of ice cream. Anyone interested in purchasing one of the lake T-shirts can contact Connie Metzgar, Diana Hoppe, Lora Kent or Grace Sivadge. Our next meeting is scheduled for Saturday July 25th.

OLD BUSINESS

- a) **Applications for Betterment group:** No applications
- b) **Review of Covenant:** After discussion agreed to remove under 1. Definitions b "who have accepted and agreed to be bound by the Covenants and Restrictions adopted by the Association" and to add on to the signature page "and owner of record of property." at the end of the paragraph
- c) **Grundy Fire District:** Mike Saindon reported he will ask about problems with expiration of signatures & Grundy County is checking with their lawyers
- d) **AHCC Air Conditioning:** Kenny Thrap made the motion to approve up to \$1,500 to install Air Conditioner out of capital improvements. Dale Hansen 2nd the motion, **Motion Passed.**
- e) **Rebuild maintenance door:** No Report
- f) **Card Payment System:** In process of setting up
- g) **Light in backyard of Community Center:** Both lights are out
- h) **Sand at Beach:** Have Troy George haul sand, funds are already allocated.
- i) **Removal of Stumps at ELB:** \$300 to remove 4 stumps
- j) **Rip Rap at fishing pier:** Awaiting repair of truck
- k) **Boat Ramp Bumpers:** Craig has bumpers, will be installed in a couple of weeks.

NEW BUSINESS

- a) **Move meeting for regular board meeting in August to 8:00 -office:** Do you want to move the start time to 8:00 so that you can have a break between board meeting and Annual meeting. Dale Hansen made a motion to move the August meeting to 8:00 in lieu of 9:00 am, Stephanie Dolan 2nd the motion, **Motion Passed.**

- b) Repair Tractor allocate up to \$4,000 – Road Committee:** Dale Hansen made the motion to approve up to \$4,000 to be paid under Equipment Repair, Stephanie Dolan 2nd the motion, **Motion Passed.**
- c) Enforcement – Lynn McCarter:** Payment Agreement was not fulfilled. Board is to ask Kevin to add his name to list of prosecution for trespassing.
- d) Firework Clean up beach area – Mike Saindon:** Huge discussion concerning abuse at the beach. If you make a mess clean it up.

General Discussion: Dale discussed Estate/deceased

Dale Hansen made a motion to adjourn meeting; Stephanie Dolan Seconded the motion. **Motion Passed.** Meeting was adjourned at 11:09 am. The next board meeting will be Saturday, August 8th at 8:00 am at the Shelter House.

Submitted by
Kathy Morrison