***LEISURE LAKE MEMBERSHIP ASSOCIATION***

***MEMBERSHIP MEETING***

***SUNDAY, April 11, 2021***

Membership meeting for April 11, 2021 was called to order at 10:00a.m.

President, Dale Cannon asked “Brenda do we have a quorum” – Brenda’s reply - “yes”

This meeting is being recorded for accuracy

***Roll call:***

President – Dale Cannon (present), Vice President – Margaret Paden (present), Treasurer – Joanne Mociolek (present), Secretary – Laura Snyder (present). Trustees – Cheryl Farrell (present), Jim Marshall (present), Steve Phillips (present), Joe Mociolek (present) and Quentin Childers (excused)

**Reading of the previous minutes** – Laura Snyder made a motion to dispense reading of the previous minutes as they were posted in October 2020. Motion seconded by Joanne. Vote was unanimous; motion passed.

***President report:***

**Dale Cannon**: I would like to thank everyone for showing up. Opening the park for the season. We need help with the pool. I’ve talked to Dan and I’m trying to convince him into helping one more year, but he will need help. Wanda asked about the procedures and Laura told them that there is a SOP on operating the pool. We need someone to open and close it. Parents can take turns sitting and watching to make sure the kids aren’t throwing chairs and other items in the pool. We need to finish the sale building and we want to raise the roof on the lake building but with lumber and the prices being so high we may need to wait. Jim Marshall said he would look into trusses. We won’t be opening Grand Central until it gets remodeled. We need to remove the plastic and put tile in there. The Health Dept has asked that only seasoned wood be burned – no 2 x 4’s or pallets are to be burned.

***Vice President report:***

**Margaret Paden**: I want to start out with thanking people around the park. Roy Phillips for cleaning up the flower beds in front of the Clubhouse. The office volunteers, Gwen, Brenda, Pat, Wendy and Chrystal and our trustees for helping with keeping the park running. I want to thank Laura for working on the new website, she’s put many hours in it, and it looks phenomenal. She is still working on it, so please go to the website and take a look at it. I want to thank Dan for the pool and really appreciate your help. The crew that worked on the DCR (park bible). Please keep in mind when we go to vote on this at our July meeting that to not nitpick. Our volunteers spent many hours getting this prepared. I want to start out with some rumors. I want to let everyone know that when a new member comes in, there is nothing in the membership package that says they don’t have to volunteer for the first year and I can guarantee you that Joanne is not telling that. Beth Lewis – I’m the one that asked that because I thought there was something when we first joined. Next is the salty rumors about Dale’s trailer sitting here by the pool pavilion and someone is complaining that they think he acts like he owns the place and just puts his stuff anywhere. To let that person, know, the trailer is loaded with picnic tables that he brought up from Florida for this park. Put your nose back on your own face!! There is an ORC (Ohio Revised Code) section 3767.29 that states that refrigerators are not to be abandoned. The health dept told us that if they are on decks and the member leaves for the week, that they are considered abandoned. Members asked about them being locked and Margaret reiterated that they are not to be accessible to children for safety reasons. Nancy D asked about them being accessible. Margaret explained refrigerators need to be removed from decks and put behind 4 walls and out of reach of children. This is a safety issue and accidents happen. Aesthetics and cleaning up lots. Unfortunately, we are stuck with that mess on the main road (Robinson/Carocci), so I’m asking for members to help us clean that lot up. Members also need to remember that it states in the **DCR, article V, section 28 – All recreational vehicles which are maintained on any campsite must be in good conditions and painted and maintained on the exterior.** Moving on – the totem poles in the park. We know they need to come down – this is a volunteer park. Speak to a trustee and they will assist on getting these taken care of and removed. The storage area up by the sales building is done and ready to go. We are asking our members to remove boats and trailers off their lots and store them in this area. This is an emergency issue and could prevent fire and emergency to access lots. The cost is only $100/year. This is less than $10/month. Members who have the large black water waste tanks need to get those out of sight. Your neighbors don’t need to see that. We will have a form for you to fill out and sign. Work weekend, we are going to give away $50 gift certificates for park use. We will have everyone put a ticket in a bucket and we will draw a ticket at the end of the day and that person wins a certificate which can be used for their electric, dues, assessments, raffles, etc. The electrical and water lines need to be accessible. Members need to clean up behind their campers. Volunteers are struggling to get behind some campers. Margaret asked Jim to re-iterate on this. Jim – and if it’s not cleared out, we’re going to take a backhoe and push it out of the way. Margaret – one more thing. Hanko’s lot back in the corner – it’s going on two years on that mess where the tree fell on their camper and they’re trying to blame the campground. Just so the members know, we are being sued by them for $74k and the trial is planned for March 2022. Joanne – the park’s insurance company has a lawyer working on this and this isn’t costing the park anything. Margaret – so we can’t do anything until the lawyer tells us to. Joanne – our insurance company’s lawyer sent them a letter informing them they need to clean the lot up. We are not allowed any direct contact with them in this matter Sharon Hamlin wanted to bring it to our attention that animals are living in it and I’ve never had a mouse issue until this mess. I’ve seen skunks and rodents going in and out of the damaged pop-up. Are they allowed in the park? Dale – Yes – we can’t stop them if they’ve paid their dues.

***Treasurer report:***

**Joanne Mociolek**: Good morning & reported the following account information:

Operation Savings $ 74,349.59

Checking $ 12,515.67

Savings $ 36,500.77

***Total***  **$123,366.03**

Fresh Water Act $ 85,538.64

**Total $208,904.67**

The financial reports for the quarter (Nov, Dec, & Jan) are posted on the bulletin board in the Clubhouse which you have access to. At the end of April, I will send everything to the accountant for the last quarter of this fiscal year and they will start on our tax return. The electric billing – there is a flyer with the dues letter, and we handed them out for this meeting that explains when the due dates are for your electric bills. They come out the second Saturday of each month during the camping season and then the two billings in the winter. We’ve been doing this for over 10 years, and we should not have a past due list, but we still do. Please understand that the park pays these bills upon receipt and you the member are in arears. Pay your bills on time please. Sign in the park – I want to thank Mel and Frank for helping with staining the signs. These are part of the infrastructure of the park and were an investment. People keep backing into them and knocking them over. We understand accidents happen, but if you back into a sign and knock it down, please fix it if you can and if you can’t, please bring it to the office and I’ll find someone who can. Let’s have a little more pride in your park. Now I’m going to bring Pat Detrick forward to present the budget and the DCR. Pat – in January, the budget committee convened – that was our president, secretary, treasurer, B Dunn, Gwen Carlson, and me. We reviewed where we stood with the current budget and then our expectations for this year, so we projected an income stream of $252k. This isn’t the FWA, this is just the park money. We looked at budget categories, some decreased and some increased. We added electrical repair and upgrades as a new category. After adding and subtracting we have the capital improvement monies – we used last year on siding the sales building and other improvements around the park. What we have left for capital improvements for this year is $36,100 which is down $2k from last year’s budget. Pat made the motion to accept budget – Mary Sankovic 2nd the motion and everyone agreed. The only question was to change AmeriGas to Farrell gas on the sheet. Budget was approved by the members. Pat then presented the new DCR to the members asking if everyone received a copy which was on the sign in table. Pat then went on to explain that the current document has expired, and it was written by Shady Side for them and for their benefit. It is filed with the Portage county recorder’s office, so it is a legal and binding document for the park. The committee included, Laura Snyder, Gwen and Duane Carlson, Dale and Roselee Lindeman, and me. Margaret asked Pat to let the members know how long we’ve been working on this. Pat replied that we’ve been working on this for over a year and covid didn’t help with trying to meet and get together, but we feel we’ve come up with something and followed the same format as the old document and made them favor what will be fair to members and the association. We’ve included policies from the health dept, portage county and any Ohio Revised codes that were applicable. Included is our park rules. This document may change because things change, and the board can make changes as we go. I presented this to the board at the last board meeting and they’ve read it over and have accepted it. We are asking you to read over it and would like to vote on it at the July 2021 meeting. If anyone has any questions or need clarification on anything, please submit in writing to the secretary and the board will review it at that time.

***Secretary report:***

***Laura Snyder***: Please understand that we are not mind readers – if you have any issues with paying your bills or taking care of your lot and camper, please bring it to our attention. We are very willing to work with you. Pet registration forms – this is a Health Dept requirement, and the board is aware of members that have pets and have not turned in the proper paperwork. Please come to the office and get the form filled out and turned in. Lastly, I need help next Saturday, the 17th to clean the main room and kitchen of the Clubhouse. Please meet me at 9am if you are interested. Thank you and please remember, we need volunteers. ??(sat with Hamlin) asked about the pet registration form and asked that it states for requirements for Portage county. It states that it’s a portage county requirement, but you need to license and immunize per your county and state’s requirements.

***Trustee’s report:***

***Steve Phillips*** – nothing. Dale asked him to talk about the gravel and the blacktop and mowing. Dale – we are going to resurface the road between the gate and over the bridge. Steve will start bringing in gravel after 225 is re-opened.

***Quentin Childers*** – Laura spoke for him as he asked that members, please get lot numbers and operable lights (front and rear) on their golf carts. Dale – you need lights when driving at night. Joanne – and there a lot of campers that need lot numbers. Come to the office and purchase them for $.75 each. We’ve had a lot of campers coming and going.

***Joe Mociolek*** – we have to finish the bathrooms in the Clubhouse. We’ve already installed new stall walls in the ladies’ room and need to install in the men’s room. Finish the sales building and as usual we are always looking for volunteers. There are only 9 of us and hundreds of you.

***Jim Marshall*** – First I want to thank Jeff & Beth Lewis, Jeremy, Shane, Frank and Mel, Dave Farkas and Mike Csonka for helping walk the park and getting the water turned on this year. On to the FWA – the building is built. We’ve been in a battle with the EPA for 3 ½ months about putting in another sand bed to accommodate the new water system. I found out Friday from our engineer, that we may be able to use our existing system. The EPA wasn’t aware of how big our system was. We’re hoping within the next week to hear from them on this, so we can move forward on good water. I’ve been working tirelessly to get this done and I thank all of you for your patience. One more thing – I need help at the sewer plant. I have 2 sand beds up there that need cleaned up and they need cleaned up by May 1st, because the EPA will be in and out of here with this new system and we don’t need them harassing us on the condition of the sand beds. So please if you can, take some time and pull some weeds. Frankie Smith said he would help. Kip will help.

***Cheryl Farrell*** – Good morning. I’ve passed out a copy of the events schedule. Did everyone get one – May 5th is wrong and should be the 8th. The events are subject to change, we will post a flyer and sign-up sheets 2 weeks prior to the event. We NEED volunteers!

Margaret – we’re going to post on the FB page prior to work weekend on what needs attention, and the trustees will list things they need to accomplish so that we aren’t unorganized and have direction of what we are planning that weekend. And one more thing, I want to thank Joanne – she spend a lot of time showing lots and leased 4 lots this weekend to new members. A thank you to Kim & Kevin Chandler for cleaning the bathrooms over the winter and Kim cleans up the flower beds out front of the park. Dale – anyone wanting to pay dues or their electric, the ladies behind us will gladly take your money.

Dale Cannon made the motion to adjourn the meeting and Randy Cox second the motion.

This meeting adjourned at 10:42am on April 11, 2021.