

CRYSTAL BAY CRYSTAL COVE HOMEOWNERS ASSOCIATION BOARD AND ANNUAL MEETING

October 13, 2018

Meeting held at the Hamilton Town Hall.

BOARD MEMBERS PRESENT:

Barb Oster
Dick Lineberry
Eric King
Dana Magnuson
Tom Werling
Ralph Traycoff
Bob Yant
Amy Young

BOARD MEMBERS ABSENT:

Austin McIntosh

Meeting was brought to order by President Dick Lineberry at 9:01 AM.

Guests present: Approximately 30 association members.

Vote:

Ballots were cast for new board members. Congratulations to Dick Lineberry, Eric King and Paula Felver for election to 3 year terms on the Board of Directors.

We would like to thank Barb Oster for all her dedication and service as a board member and treasurer.

Members were encouraged to place their vote on the covenants changes presented at last year's annual meeting. We do not yet have the 2/3 vote required to make the changes.

September Board Minutes:

Motion made by Tom Werling and seconded by Ralph Traycoff to approve as written. Motion carried.

Treasurer's Report:

Barb Oster reviewed current expenses and presented Savings and Checking Account balances. Ralph Traycoff made a motion to approve and Bob Yant seconded. Motion carried.

Secretaries Report:

Dana Magnuson reported that there was no correspondence sent or received for September. Members were asked to verify and update their contact information held in our roster.

DCC Architectural Report:

Tom Werling reported:

Abel's - Lot 11 renovations were approved.

Star builders were contacted about the percentage of masonry required on one of their new homes.

Lot 28 & 29 storm drain inlet has been moved successfully and at the owner's expense.

Lot 146 - Horstman build has been approved.

Lot 170 - Blauvelt landscaping has been approved.

2018 has been a busy year with 19 new home starts and 11 completions. Welcome to all our new neighbors.

Old Business:

Bridge repairs on Lane 270A –

Eric King gave a re-cap of the completed items for this year and indicated we were going to have the painting done in 2019. Sizeable expense is anticipated for the painting and riprap work.

New Business:

The Board is creating an **Improvement Steering Committee** that will be headed by current board member Eric King. This committee will be responsible for identifying and presenting to the Board any neighborhood improvement projects that come to their attention. Additionally, they will work to define scope, costs, and sources for funding these improvements.

The beaver bog was identified as an on-going issue to be dealt with. It appears that there are some re-building efforts by the beaver family. This summer, the bog was removed and the expense was shared equally between Hamilton Lake Association and Crystal Bay & Crystal Cove HOA. Bank erosion is also getting out of control on the west side of this channel. Both these items will be topics of action in the future.

General Discussion

Cheryl Silverhart reported:

2018 was a "perfect storm" for weed growth. Just after treating with Sonar weed killer, we experienced heavy rains that moved the weed killer out of the lake. The Evasive weed types were dealt good kill but the native species "good weeds" have taken over and exploded in population. HLA is asking the DNR for a permit to reduce the native weed population that is overwhelming us.

The Pioneer, Ohio mayor wants to drill water wells and sell the water to Toledo, Ohio. This will potentially cause our water table to drop with divesting effects to Hamilton Lake. Please send letters opposing this venture.

Black Creek e-coli levels are beginning to lower. This is due to the Farm Bureaus help and the cattle farmer's efforts to install better barriers and improved containment practices. It is necessary to continually monitor them from the air and ground those farms causing the problem by over running herd number limits.

Several members expressed their dismay at the unsafe boating practices of pulling people in tubes with extended lines through the channel and under the bridge. An additional concern is the lack of regard for boat owners to ignore the IDLE and no wake rules for the Bay and Cove. Also mentioned was the high number of boaters that continue to beach their boats on empty lots. Though this is a diminishing problem the CBCC Board cannot enforce any remedy. Call the local authorities if appropriate.

Next meeting: November 12, 2018, at 7:00PM at Town Hall on Wayne St.

Motion was made by Ralph Traycoff and seconded by Amy Young to adjourn the meeting.

Adjournment: Around 10:30AM.