

## **LTPOA Minutes July 14, 2020**

Board members present Steve Blaha, Shelby Reneski, Mark Stubits, Jon Riche, Doug Leeker, Mike Steeno, Ken Stojeba President Steve Blaha called the meeting to order.

### **President's Report**

Aaron with A&S Security was present at the meeting. He was given the floor first to respect his time. Aaron stated that security over the 4th went well with only a few minor issues. Aaron did bring up an issue with some residents driving ATV's in a dangerous and destructive manor in and around the community house parking lot. The individuals have been less than courteous to the security officers. A letter will be sent to the individual from the LTPOA attorney.

Steve asked the board members if they read the June minutes and if they had any additions, corrections or deletions. Ken made a motion to approve and dispense the reading of the minutes and it was seconded by Shelby. MOTION PASSED.

### **Treasurer's Report**

Shelby read the financial report for July 2020. June had a cash inflow total of \$48.78 which included \$3.78 from interest and \$45 from gate cards. The cash outflow for June totaled \$5,942.32 which included: Charter (\$69.99), Ameren (\$101.73), [Phone.com](#) (\$18.71), Clarue Holland for water testing (\$350), Happy Grass for mowing (\$1,050), Shelby Reneski for stamps (\$22), Wegmann Law Firm for legal work (\$423.80), Red Oak Landscaping for mowing the dam on 05/07 and 05/22 (\$2,200), A&S Protection Services for 68 hours of security (\$1,496) and Ken Stojeba for boat parts (\$110.39) and Steve Blaha for boat parts, gas and keys (\$99.70). The checking account balance was \$150,968.18 as of 06/30/2020. Interest accrued in the Major Projects Fund account in the amount of \$9.62, resulting in a balance of \$117,348.37 as of 06/30/2020.

Shelby asked for approval to pay July bills totaling \$13,447.20 which included; Jon Riche for certified letter and assessment letter stamps (\$226.75), Shelby Reneski to reimburse a payment for our insurance audit. Charter (\$69.99), Ameren (\$109.54), [Phone.com](#) (\$18.71), Happy Grass for mowing (\$1,620), Red Oak Landscaping mow and trim dam (\$1,100), Mooney Landscapes for french drain, retaining wall, rip rap and rock (\$3,290), Curb Appeal Pros for cleaning of maintenance yard fence (\$125), Rotler Pest for termite treatment (\$207), Holloran Contracting for road repair and drainage near 6208 N LSD (\$3,224.21), and A&S Security for 114 hours (\$2,508) Ken made a motion to approve the treasurer's report and pay the bills and it was seconded by Mike. MOTION PASSED.

### **Security**

Mark elaborated on the issue with the residents recklessly driving their ATV's on LTPOA property. The issues included destruction of private property and excessive speeding.

### **Building**

Doug reported on a retaining wall replacement at O18 (Williams). This project was previously approved by the Board over email. Doug reported on an application for E16, E17 (Reed) to replace and install retaining walls. Doug provided a sketch of the walls for viewing. Ken made a motion to approve the application and it was seconded by Jon. MOTION PASSED.

Doug reported on an application for G70 and H1 -3 (Carey). The application includes a sea wall replacement and installation of a new dock. The existing dock will be removed, and a new dock is to be placed in front of the neighboring property. The applicant supplied a signed agreement from the lot owner where the dock will be placed. This document will be recorded and kept with the dock files. The application also requests a variance to place the dock within 35 feet of the neighboring dock. There is adequate room to meet this requirement. However, placing the dock 35 feet away from the next adjacent dock would create a lake access issue and possible safety issue with other boats in the cove. Ken made a motion to approve the dock location in front of the neighboring property and it was seconded by Shelby. MOTION PASSED.

Doug then made a motion to approve the application in full to replace the sea wall, remove the existing dock and re-build as drawn and presented to the board and it was seconded by Shelby. MOTION PASSED.

An application was submitted for the De Roode's residence to complete an addition including a 2-story garage

addition along with unfinished space to be connected to the main home with a fully integrated roof. There is approximately 9'-13' between the main home and the addition. The full architectural plans were submitted to the board for review. The design is consistent and architecturally similar to the existing home. Mark made a motion to approve the application and it was seconded by Shelby. MOTION PASSED.

### **Gate**

Rich reported the most used code in June was issued to Ken Stojeba at 3.1 times per day. Ken stated he hasn't been using the code and requested it be canceled. The 2nd most used code was by Ed Mitchell who is having construction work done.

Rich brought up signage at the entrance as being in disrepair. The board agreed and will be looking into improving the entrance.

Rich also stated there are several property owners who are not maintaining their property. Jon volunteered to tour the subdivision and gather a list of properties in violation.

### **Maintenance**

No report

### **LTIA**

There is a proposal for an outdoor meeting in September.

### **Finance**

A budget meeting was scheduled for 8/11, before the monthly meeting.

### **Website**

Janet will be transferring the payment for the website to the LTPOA. The deadline for the next newsletter is 08/20/2020.

### **Sewer**

Marilyn reported they're still conducting interviews and getting bids for pump outs. They are also working on setting up a new emergency contact for the weekends to improve response during off hours.

### **Dam**

Clarue provided a written report stating the dam license has now been renewed and expires in 3 years. Red Oak will be scheduling the ground hog hole removal soon, weather permitting.

### **Old Business**

Steve obtained a bid from CEG to sweep and remove loose gravel from last year's chip and seal repairs. Areas with less traffic are worse than areas with high traffic. The bid also includes 8 areas of patching and repair. The total cost is approximately \$35,000. Steve will be contacting CEG to ask for a reduction in the sweeping portion, since it is believed this should have been better addressed last year. Jon made a motion to tentatively approve the road repair (expecting a slight reduction in price) and it was seconded by Doug. MOTION PASSED.

The addition of grass carp was discussed. Right now they are unobtainable due to current temperature and weather conditions. The board is planning on adding an ample number of grass carp this fall when they become available.

### **New Business**

Jon discussed the election results from the annual meeting. Mark received the most votes which comes with a 3-year term. Doug and Shelby tied, leaving their terms unspecified. Jon suggested they discuss which term length they would prefer. Doug agreed to a one-year term with Shelby agreeing to a three-year. Jon made a motion to approve the terms for these members and it was seconded by Ken. MOTION PASSED.

Steve reported on a discussion he had with Wayne Burkhardt regarding a drainage issue in the culvert near his home. Matt Holloran has been consulted for suggestions on how to alleviate the flooded culvert. Wayne has unsuccessfully attempted to remedy the issue. The board agreed to have Steve discuss the issue with Matt to obtain

a bid for repair.

**Adjourn** Ken made a motion to adjourn and it was seconded by Jon. MOTION PASSED. Meeting adjourned at 8:57 pm.