

**L.C.P.O.A. Regular Meeting April 24, 2017 – 7:00 pm**

<b>Board Attendance:</b>	Paul Bates	Dennis Blain	Dave Butski	Dave Dahl
	John Gosinski	Suhale Manzoor	Ron Phelps	Mike Olszewski
<b>Guests:</b>	None			

Meeting called to order at 7 pm beginning with the Pledge of Allegiance. The Meeting Etiquette was given to all in attendance.

**OPEN DISCUSSION:**

**Issue 1: Bob Callison, Bayview Shores:** Recommended not to sell tractor & trailer as they are useful tools for the association.

**Issue 2: Harry Breniser, Cambridge Shores:** Stated that the dump truck will be required for weed collection along the shoreline on Castlewood at the county property.

**Conclusion:** The Board agreed to have the truck dropped off at the site within the next couple of weeks.

**Issue 3: Bill Elsesser, Riviera Shores:** Inquired on rules for association members for installing an in-ground pool?

**Conclusion:** The Board responded that the member can collect permit and set-backs information from the office.

**Issue 4: Bill Elsesser, Riviera Shores:** Stated that the Riviera Park seawall area needs general cleanup and placement of boulders along the shoreline to break the waves.

**Conclusion:** The Board responded that the boulders were not budgeted, but general cleanup could be accomplished with the caveat that the foliage along the shoreline remains undisturbed to prevent soil erosion.

**Issue 5: Bill Elsesser, Riviera Shores:** Inquired whether dredging will be discussed at the upcoming Annual Meeting and would like general information on the topic from the Board.

**Issue 6: Bill Elsesser, Riviera Shores:** Inquired on the amount that will be spent for Park Security and whether there is a call number in this regard.

**Conclusion:** The Board responded that \$15k has been budgeted for this purpose. Members are welcome to call the office during the week and/or a board member if the office is closed.

**Issue 7: Ralph Smith, Bayview Shores:** Inquired about the timing of the volleyball court at Castlewood?

**Conclusion:** The Board responded that weather permitting the process will be starting this weekend.

**Issue 8: Alan Montague, Blakely Shores:** Inquired about the survey of Somerset shoreline between Blakely & Royal Shores?

**Conclusion:** The Board responded that their Attorney is waiting for the DEQ for answers.

**Issue 9: Coleen Crampton, Royal Shores:** Inquired if we will be doing any work at Somerset instead of only Southern Shores? Furthermore, she would like the Board to do some landscaping on the hill in front of the wall at Southern Shores.

**Conclusion:** The Board explained that per plan, the only remaining issue at Somerset was to install the fencing. Only half of the fencing will be accomplished at Southern Shores this year. Safety reasons preclude putting anything under the wires at both parks.

**Issue 10: Jae Guetschow, Grand Pointe Shores:** Renewed his complaint on debris removal with the Board.

**Conclusion:** The Board explained that the concerned property owner is making progress. The debris has been removed from the property general cleanup is in process.


**Issue 11: Harry Breniser, Cambridge Shores:** Wanted to have volleyball courts installed in all parks.

**Conclusion:** The Board agreed with him in spirit, but responded that there was no money budgeted this year for this purpose.

Open session closed at 7:40pm.

**ACTIVITIES COMMITTEE REPORT:** Karen Kiss distributed a list of dates to the members (to also be included in the Annual Meeting Packet). The Boater's Safety Course had great turnout. The Class was full, and the plan is to add a second class in the following year.

**OFFICER'S REPORTS**

Approved by: Suhale Manzoor (Secretary):	
Dated:	June 26, 2017
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<b>Guests:</b>	None			

**President's report:** The annual shore elections currently have 2 candidates: Bob Callison for Bayview Shores & Paul Bates for Grand Pte/Blakely Shores. As there has been no volunteer for Cambridge/Imperial/Fletcher & Lots 1-36 of Bayview the Board will be opening that shore for the general membership following the Annual Meeting. A member has requested invoice & check information from the office. The Board currently awaits a written request for the specific information from the member.

**Vice President's report:** None

**Secretary's report:** Blain motioned, Dahl seconded, and all members in attendance agreed to accept the Regular & Executive Meeting Minutes from 3/27/17. Gosinski motioned, Blain seconded, and all members in attendance agreed to accept the Sherwood/Hill N Shores Interview Meeting Minutes from 3/23/17.

**Treasurer's report:** As of March 31, 2017, the Lake Columbia Property Association had total assets of \$1,800,472. The cash on hand is \$843,564, of which \$379,900 is marked for Lake Management Reserve and \$100,000 is in reserve for the Dam. Our cash on hand increased by \$352,640 during the March primarily due to membership payments. The leading expenses during March were the Granger Trash Service (\$18,050), the volley ball court establishment (\$1,766), the lawn and park bath house pest control (\$1,585), and the repair of an office light, Castlewood Park light, and sewer box (\$1,049). Blain motioned, Bates seconded, and all members in attendance agreed to accept the treasurers report into the Meeting Minutes.

**OPERATIONS REPORTS:**

- A. MAINTENANCE:**
  - a. Dam Inspection. No problems were reported. There is a lot of build-up of brush and debris at the fence of the dam. Dan Bush would be inspecting and cleaning it up.
  - b. The Board reviewed the Complaints Folder. Nothing new since the March meeting.
- B. COMMITTEE REPORTS:**
  - a. Building Control Committee reported 1 new house, 1 Addition & 2 Dock approvals.

**OLD BUSINESS:**

- A. Southern Shores Wall Color:** Gosinski motioned, Bates seconded, and all members in attendance agreed for the wall color to be Forest Green. Olszewski inquired about putting ivy on the hill to help with erosion.
- B. Surveying at Somerset Road at Blakely Shores:** Was discussed during open session.
- C. Pontoon Repair:** Pontoon has been repaired and is at the office.
- D. Preparation for Annual Meeting:** The meeting will be run like a regular monthly meeting with ½ hour open session at the beginning of the meeting.
- E. PLM Weed Treatment Plan:** Will be accomplished 2 weeks later than usual.

**NEW BUSINESS:**

- A. Bulldozing the Back 40:** The Back 40 property needs to be leveled. Gosinski found someone to accomplish this for \$900. Blain motioned, Bates seconded, and all members in attendance agreed to pay \$900 to have the back 40 plowed and leveled.
- B. Sale of tractor, trailer & dump truck:** Consensus was to retain them based upon their use.
- C. Spring Clean Up for the Parks:** Dan Bush is currently working on this issue.
- D. Plumbing Issue for Bedford, Castlewood & Nottingham Bathhouses:** Bates reported that Bedford East needs some roof work, and fixing the building drip edge and mass boot. Men's side & pipe alley has some ceiling mold issues. Also, a 2' x 2' section is a potential safety hazard and requires the men's side to be marked and quarantined until repaired. The tree canopies around the bathhouse need to be trimmed to eliminate potential limb damage. The women's urinals are being replaced with regular toilets at Castlewood & Nottingham. Francis volunteered to inspect the bathhouses to assess the necessary repairs.
- E. Volleyball Net for Castlewood:** Discussed in Open Session.
- F. Memorial Tree for Member at Park:** Francis will discuss with the member for an appropriate location of the tree.
- G. Southern Shores Improvements:** Wall needs weldment and painting, and fencing needs to be installed on the Kelley Road side of park. A Parking lot needs to be constructed on lakeside of park.

**Adjournment:** Blain motioned, Gosinski seconded, and all members in attendance supported to adjourn the meeting at 8:22 pm.

Approved by: Suhale Manzoor (Secretary):	
Dated:	June 26, 2017
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