

Board Attendance:	Paul Bates	Dennis Blain	Dave Butski	Dave Dahl
	John Gosinski	Thomas Crampton	Bob Callison	Malissa Trenkle
Guests:	None			

OPEN DISCUSSION:

Issue 1: Stuart Eschtruth, Sherwood Shores: He is concerned with the weeds & the chemicals that we are using to kill the weeds in Stump Bay. He feels we have 50 years of dead decaying leaves & stumps in the bay and we need to dredge the area out.

Conclusion: It was explained that DEQ will only give us permission to do a navigational channel & we will take a look at the dead trees that are on the lake and take care of them in the winter once the bay ices over. It was explained that Brian Knapp was in the process of putting together a plan with PLM to help with the weeds on the lake, we will wait for him to get back and give us his recommendations.

Issue 2: Julie Petschke, Imperial Shores: She talked to Brian Knapp & he told her he is asking for a study & wants to also talk to another company to get their opinion as well. She said he would like to call a special meeting for everyone that is concerned to help become part of the solution. He is trying to find other options for us.

Conclusion: John responded that our water level is currently 8" lower this year due to the lack of snow & rain that we didn't have.

Issue 3: Ralph Smith, Bayview Shores: Explained that he and a couple of other member will be going on a tour with PLM to review the weeds. When they do this survey they will then give us their suggestions.

Conclusion: Once Brian Knapp gets back in town & has a chance to put together the info he has collected we can answer everyone's questions better.

Issue 4: Mike Oleszewski, Bayview Shores: Does not feel our current weed control company is doing a very good job. He'd also like to see some harvesting done of the lake weeds again. He also wants the openings put in the fences at Big Bedford.

Conclusion: It was explained that we were told that harvesting will create more weeds & that is why we stopped doing it. The board decided to let Brian Knapp do what he said we was going to do. Dennis said he would be removing some of the slats for openings in the fence at Big Bedford Tuesday morning.

Issue 5: Coleen Crampton, Royal Shores: What are we paying \$1665 over Dan's contract for?

Conclusion: Bob Callison stated he would pull the invoices & get back with her & put it in the minutes.

Issue 6: Tom Brown, Royal Shores: He will be getting a quote from the contractor explaining what he will be doing & how much it will cost.

Conclusion: Tom Brown said he would talk to his contractor & have him give John Gosinski a call to get us a quote.

Issue 7: Bob Thomas, Royal Shores: He would like to see LCPOA get the contracts, quotes & apply for the permits.

Conclusion: John Gosinski explained that we will need to contact our lawyers to get their advice on how we need to proceed next so the association does not have any liability concerning this.

John Gosinski motioned that we get in touch with one of our attorneys to see what our next step is. Bob Callison 2nd, All in Favor, Motion carried. It was decided that he should talk to Makower since they have experience with Non-Profits. John asked the board to send him questions that he should be asking our attorney. Bob Callison gave a few questions to ask, 1. The Escrow Issues, 2. Liability Issues, 3. We are a 501.c, 4. Can we take members money and hold it on a member's behalf?

Closed Open session at 7:56pm

OFFICER'S REPORTS

President's report: None



Approved by: John Gosinski (President):

Dated: October 23, 2017

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Vice President's report: None

Secretary's report: Paul Bates **Motioned** to approve Regular & Executive Minutes from August 28, 2017, Special Meeting Minutes from August 31, 2017, & E-mail vote appointing Thomas Crampton to the Royal Shores Director Position dated September 9 13, 2017. Dennis Blain 2nd, All in Favor.

Missy Trenkle motioned for the board to sign the Code of Conduct dated 9-25-17, John Gosinski 2nd, all in favor, motion carried, all in attendance signed, we will have Brian Knapp sign when he gets back in town.

Treasurer's report: As of August 31, 2017, the Lake Columbia Property Association had total assets of \$1,576,124. The Cash on hand as of 8/31/17 was \$1,205,257 of which \$379,900 is marked for Lake Management Reserve and \$100,000 is in reserve for the Dam.

The leading expenses during the month July were the Granger Trash Service at \$31,406 (includes the annual pickup in June), Professional Lake Management was paid \$9,217 for weed treatment, Baker, Eaton & Owen was paid \$7,320 and Lawn to Lake was paid \$5,265.

We have made an attempt to reach out one last time to people still owing dues. Out of 25 owing, we were successful in getting 1 person to turn over their lot to the association before we had to send him to collection, 5 have made additional payments & 4 have paid in full. There are several with 2 years of back taxes that are owing to the county that will most likely go to a tax sale in the spring.

John Gosinski motioned to approve the Treasurer's Report, Missy Trenkle 2nd. All in favor, Motion carried.

Dennis Blain motioned to earmark \$50,000 in a CD for our liability insurance. John Gosinski 2nd. All in favor, Motion carried.

OPERATIONS REPORTS:

A. Maintenance:

- a. Monthly Dam report. No water is going over the dam. There is a small maple tree growing near the dam that needs to be taken out of there. Dave Dahl will take a look at it to see if it is usable somewhere else.

B. Complaints/Comments/Communications: A folder was passed around with current complaints and park suggestions that we have received this month.

C. Committee Reports:

- a. Building Control Committee approved (1) Decks, (1) House and (2) Garages.

OLD BUSINESS:

A. Vacation Rentals Update: Two more violators were sent to the attorney to send letters to. The letters were sent Friday, September 22, 2017. Dennis Blain said there is a bill in Lansing right now regarding vacation rentals that we should keep an eye on.

B. Dock Placement Issue at Riviera Park Update: The owner has submitted a dock plan so that he is placing his dock 11' from the property line to allow for his lift & hoist. We have agreed to that.

C. Stone Seawall at Cement City Rd Inlet: We are still having trouble getting in touch with the DEQ so they can give us an opinion as to whether putting a stone seawall on the east shoreline at the entrance of the lake will help with the erosion & sediment control issues we are having there. We will continue to contact them.

D. South Channel Dredging DEQ & Resident information update: This was discussed in the open session & Tom Brown will be having his contractor give John Gosinski a call.

E. Moving House to Somerset Dr issue: The builder is willing to put new vinyl siding on front of the house & paint the rest of the house to match the front, he will paint the garage door & trim white &

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Dated: October 23, 2017	Page 2 of 3

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put a new concrete driveway to the garage in. John Gosinski suggested that we rewrite the plan request including everything he is agreeing to do but still deny because of it not meeting new materials restrictions. Our requirement of new materials refers to making sure the house has good curb appeal. We still have to deny his request due to the house not meeting the new materials requirement in the deeded restrictions.

NEW BUSINESS:

- A. Prep for 2018 Budget:** Send in budget suggestions out so we can get this started. John Gosinski thinks we may want to do somewhat of a maintenance year: like sealing & striping parking lots, fixing roofs, misc plumbing issues, putting the ivy on the hill at Southern Shores, finishing some of the fencing.
- B.** Dan will start taking out the buoys, docks & chains in about a week. We will not winterize the bathhouses till Dave Francis has a chance to go around to see what needs to be fixed regarding the plumbing in the bathhouses.

John Gosinski has talked to Rappleye about fixing the ramp problem at Nottingham. R & L Trucking and Bendele have both said they are unavailable to do the work. Rappleye gave us a price of \$4500 (which includes the \$900 he originally gave us to pin the ramp down) and he should be able to get to it within the next couple of weeks. We originally had a price of \$900 from Rappleye to pin back the ramp.

Dennis Blain motioned, Missy Trenkle 2nd to have Rappleye fix the ramp. All in Favor, Motion carried.

Adjournment: Blain motioned, Dahl seconded, and all members in attendance supported to adjourn the meeting at 8:38 pm.

Approved by: John Gosinski (President):	
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