LTPOA Minutes March 13, 2018

Board members present, Steve Blaha, Ken Stojeba, Mike Steeno, Roy Hummel, Jon Riche.

At 7:00 pm, President Steve Blaha called the meeting to order. There were 3 residents in attendance, all recited the Pledge of Allegiance.

President’s Report

President Steve Blaha welcomed everyone who attended.

President Steve Blaha asked the board members if they read last month’s minutes and if they had any additions, corrections or deletions. With nothing new to correct or add, Steve Blaha asked for a motion to dispense with the reading of the minutes and approve them as printed. Ken Stojeba made a motion to approve the minutes and it was seconded by Roy Hummel. MOTION PASSED.

Treasurer’s Report

Jon Riche read the financial report for March 2018. There was a cash inflow total of $326.92 which included $300 from assessments, $15 from gate cards and $11.92 from interest.

There was a total cash outflow in February of $1,492.43 which included Ameren ($126.81), Phone.com ($18.43), Mark Stubits for gas and salt spreading ($287.20), donation to the TAA for additional fish to stock the lake ($1,000) and Charter ($59.99).

The checking account balance as of March 2018 was $102,631.91. The Major Projects Fund had an account balance of $203,464.60 as of January 31, 2018. Interest accrued in the amount of $78.04 resulting in a balance balance of $203,542.64 as of February 28, 2018.

Shelby’s written report of bills to pay in March totaled $890.77 and included Charter ($59.99), Phone.com ($18.43), Ameren ($123.90), Mark Stubits for clearing from the gate to the 4-way stop ($500), Ken Stojeba for Bobcat battery ($99.95) and Ken Stojeba for plow truck tag renewal ($88.50). Ken Stojeba made a motion to approve the financial report and for paying bills and it was seconded by Jon Riche. MOTION PASSED.

Building

Steve Blaha reported on a driveway apron replacement located at A73. The proper permits have been obtained and Steve recommended approval. Ken Stojeba made a motion to approve the request and it was seconded by Roy Hummel. MOTION PASSED.

Correction from February: An application was received from Harry Heeger to replace the surface of a dock in front of C24. The prior minutes mistakenly reported this dock with lot C41.

Steve discussed the need for the clubhouse driveway to be replaced now that the patio is complete. Since the patio was expanded the current driveway does not match the grade, creating a large step up. The possibility of driveway repair or replacement was discussed at prior meetings. Matt Holloran has bid the driveway replacement at $8,200 for brushed concrete and $3,600 for asphalt repair. The new driveway would meet up with the new patio with no stairs, allowing access for those with disabilities. All were in ifavor of the concrete option over repairing the asphalt. Ken Stojeba made a motion to replace the driveway and it was seconded by Mike Steeno. MOTION PASSED.

Gate

The most used codes were by Matt Holloran and Renee Hickinbotham who have current construction projects.

Rich discussed the need to change the code for USIC (contractor for Missouri One Call). Their code was used 40 times, which was unusually high and did not match the number of calls reported to PWSD#13. The board agreed to change the USIC code.

Maintenance

Ken reported that the Bobcat has a new battery and the plow truck tags have been renewed. Ken discussed the possibility of using asphalt millings to re-surface the parking lot in the community area. There is an excess of millings left over from the I-55 project. The only cost would be for delivery as the material is free. He stated he would further research the idea.

LTIA

Steve reported the LTIA had a delicious corned beef dinner. Stay tuned for future events

Website

The deadline for the next newsletter is April 20, 2018

Sewer Board

Nothing new to report.

Old Business

The board received first right of refusal (FRR) letters for lots Lots C64 and C65. At this time, no contract was present for the lots. Therefore, the FRR forms supplied are premature.

Another FRR issue was brought to our attention, regarding a section of multiple lots being sold. The predominate question was whether or not an individual could exercise their FRR option on a portion of the lots under contract. To clarify, when an FRR form is given to an adjoining neighbor, that individual must meet the terms of the original contract, in their entirety, if they wish to exercise their FRR.

There was further discussion regarding the FRR issue. A sample letter was suggested as well as a set of instructions to help clarify the first right of refusal restriction.

New Business

No new business

Adjourn

With no further business to discuss, Ken Stojeba made a motion to adjourn and it was seconded by Jon Riche.

The meeting adjourned at 7:50 pm.