LTPOA Minutes April 10, 2018

Board members present, Steve Blaha, Doug Leeker, Ken Stojeba, Roy Hummel, Jon Riche, Shelby Reneski, Mike Steeno.

At 7:15 pm, President Steve Blaha called the meeting to order. There were 5 residents in attendance, all recited the Pledge of Allegiance.

President’s Report

President Steve Blaha asked for a moment of silence for Charlie Lents and Mike Jones, lake residents who had recently passed.

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. Shelby Reneski made a motion to approve the minutes and it was seconded by Mike Steeno. MOTION PASSED.

Treasurer’s Report

Shelby Reneski read the financial report for April 2018. There was a cash inflow total of $703.07 which included $615 from assessments, $55 from gate cards, $20 from pontoon trailer rental and $13.07 from interest. Cash outflow consisted of $188.45 to Ken Stojeba for Bobcat battery and truck tags, $59.99 to Charter, $18.43 to Phone.com, $123.90 to Ameren, $500 to Mark Stubits for clearing from the gate to the 4 way stop and $6,250 to Shelton Landscape for a down payment on the clubhouse landscaping; for a total of $7,140.77. The new checking account balance was $102,614.66.

The Major Projects Fund has an account balance of $203,542.64 as of February 28 2018. Interest accrued in the amount of $86.44, leaving a balance of $203,629.08 as of March 31, 2018. Roy Hummel made a motion to accept the financial report and it was seconded by Doug Leeker. MOTION PASSED.

Shelby Reneski asked for approval to pay bills totaling $27,907.42, which included Holloran Contracting for patio, sidewalk and BBQ area ($18,400) and concrete driveway ($8,400), Charter ($59.99), Phone.com ($18.43), Shelby Reneski for Stamps ($10), Ameren Utilities ($124), and to Mark Stubits for irrigation at the clubhouse ($875) and for plow truck cleaning supplies ($20). Ken Stojeba made a motion to approve paying the bills and it was seconded by Doug Leeker. MOTION PASSED.

Matt Holloran’s bill for the patio, sidewalk and BBQ area was originally $30,300. Matt included a donation of $11,900, reducing the bill to $18,400. A round of applause was given in thanks.

Building

Ken Droege sr, lot M26 has requested to repair/replace the existing dock and add a boat lift to the West side. Doug recommended approval. Jon Riche made a motion to approve and it was seconded by Roy Hummel. MOTION PASSED.

Doug reported the lot with the “grotto” is for sale as a potentially build-able lot. Doug plans to inform agent that the property is smaller than the required 40,000 square feet for new construction.

Security

Roy reported on a piggy backing (tail gating) incident at the gate. The individual was confronted by residents at the gate.

Roy also spoke with the individual who was apologetic.

ATV signage was added around the gate as well as other areas. ATV use through these areas causes erosion, which causes the need for increased maintenance.

Gate

Rich Hirsch reported the most used code in March was by Matt Holloran at 5.8 uses per day. Rich noted Jeremy Christopher’s code was previously used along with Triple C. This code use appeared high for the month. Therefore, Rich recommended a new code be issued for Triple C and the Christopher code be canceled.

Maintenance

Ken reported he was in the process of obtaining bids for grass cutting. Also, he has explored the possibility of obtaining asphalt millings which are left over from the I-55 project. The millings would be used to re-surface the community parking lot.

Old Business

Doug discussed some researching he has been doing regarding chain dredging as an alternative to excavation for silt removal. The dredging would remove silt from low lying areas near the inlet and disperse the material to the channel in the deeper end of the lake. This process does not remove the material from the lake. However, the impact is thought to be minimal and the cost may be substantially lower than fully excavating and removing the silt. Doug has consulted with Brian Stephens regarding the impact on fish and other wildlife. The dredging could also be done without lowering the lake. Doug discussed having a representative from the company come and give a presentation to the board in order to answer questions and get more information.

Steve obtained an electrical bid for the new irrigation at the clubhouse. The board discussed getting the irrigation up and running before the summer heat. The electrician was recommended by a lake resident. Mark Stubits was asked to do the trenching prior to the electrical work. Mike Steeno made a motion to hire the electrician and it was seconded by Roy Hummel. MOTION PASSED.

New Business

Mike Steeno provided a summary of research he has completed of our historical documents, restrictions and bylaws. Mike has organized the documents and decisions of the lake in order to clarify and better organize the information for the board and all residents. In the future, the board intends to use Mike’s work to update the website with a more consolidated version of the rules, regulations and bylaws.

Shelby asked for approval to place liens on properties whose assessments have not been paid. Jon Riche made a motion to file the necessary liens. Ken Stojeba seconded the motion. MOTION PASSED.

\*\*\*NO GLASS IN THE RECYLING AREA\*\*\*

\*\*\*CANS ONLY PLEASE!!!\*\*\*

Adjourn

With no further business to discuss, Ken made a motion to adjourn and it was seconded by Jon. The meeting adjourned at 8:39 pm.