

## **Minutes for LTPOA board meeting May 9th<sup>th</sup> 2023**

Board Members present:

Jon Riche, Mark Stubits, Ken Stojeba, Doug Leeker

10 residents attended

Jon called the meeting to order at 7:06 pm

Pledge of Allegiance

Jon asked permission to dispense reading of the April 2023 minutes

Mark made a motion to approve

Ken seconded

Motion approved

### **Treasurer's Report**

Jon read the financial report for **May 2023**

<b>May 2023 Financial Report</b>	
<b>Cash Inflow for April</b>	
2022/2023 assessments	\$250.00
Interest	\$194.37
<b>Total Cash Inflow for April</b>	<b>\$444.37</b>

<b>April 2023 Bills Paid</b>	
Charter	\$89.99
Ameren	\$120.18
Steve Blaha- 2 American flags & threshold water dam	\$66.85
Janet Hirsch- new wifi router	\$107.94
<b>Total</b>	<b>\$384.96</b>

<b>Total Cash Outflow for April</b>	<b>\$384.96</b>
<b>Checking Account Balance for April</b>	<b>\$363,694.70</b>
<b>Major Projects Fund 3/31/23</b>	<b>\$164,986.05</b>
Interest	\$142.39
<b>Major Projects Fund 4/30/23</b>	<b>\$165,128.44</b>

**Jon asked for motion to approve April 2023 Treasury Report**

**Ken made a motion to approve**

**Doug seconded**

**Motion approved**

<b>May 2023 Bills To Pay</b>	
All In Construction- boulder placement & rock for lot	\$5,825.00
Charter	\$89.99
Ameren	\$113.09
Gateway Lake Management- 12 lake inspections	\$5,400.00
Zumwalt- April - Sept cloud subscription	\$450.00
A&S Protection- 30 hours in April	\$1,020.00
Red Oak Landscaping- 4/25 Damn mowing	\$1,320.00
Ken Stojeba- labor and decals for the patrol boat	\$85.00
Happy Grass- mowing & road cleanup	\$1,020.00
<b>Total</b>	<b>\$15,323.08</b>

**Jon asked for approval to pay May 2023 Bills**

**Ken made a motion to approve**

**Doug seconded**

**Motion approved**

### **Building**

- Dan Ewen – M11 & M12 – Update on request to build a new house which was previously approved by the board pending Jefferson County approval

- Dan presented documents for Jefferson County approval of the variance for the new house to be built over the setback line which is the same location as the existing house.
- All digging around the house will remain above lake level.
- In future the sewer system may need to be adjusted dependent upon digging results.
- Craig Jung – M81, M82, M83 – Request for a variance in regards to moving the dock associated with 5981 N. Lakeshore Dr. from its current location to adjacent to lot M37.
  - Requesting this change to make the dock more usable. Current dock location is adjacent to lot M36 between two other docks. One side is already in use by a boat lift. There is only 8ft between docks on the other usable side.
  - The request includes a Proof of Permission document signed by owners of lot M37.
  - Once the dock is moved to the new location there will be 22ft from the center of the new dock to the closest dock, both to the right and to the left.
  - Future plan is to add a boat lift on the right side while looking from the shore towards the new dock.

**Doug made a motion to approve the dock variance as described above pending documented notifications to additional surrounding dock owners: Joyce Stanberry, Matt Holloran , and Jeff Marlow**

**Mark seconded**

**Motion approved**

- Brenda Davis – 7716 Meadow Dr – Adding a 42” tall, black chain link fence around her property.

**Jon made a motion to approve**

**Mark seconded**

**Motion approved**

- Dave Kaucher – 5800 Meadow Dr. – B08 thru B10 – Revisit application from last meeting
  - Add a three rail split fence along his property line from the road down to just short of the common ground at the lake. The fence will be 42 inches tall. The Board Members further reviewed the fence rules and found no reason to deny this request.

**Doug made a motion to approve adding the 42” fence along the property line from the road to just short of the common ground**

**Ken seconded**

**Motion approved**

### Security

- Patrol boat needs to be placed in the water. Stickers have been added to the boat.
  - Ken will meet with Security for training on the boat.
  - All other finishes to the boat will be completed soon.
- New ruts have been discovered in the Community House parking lot. Be watchful - Kids have been riding recklessly around the parking lot and around the lake roads on ATV vehicles.
- Aron will buy a new gas can and buy gas.

### Gate

## LTPOA report for May 9, 2023

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Access Code use Apr 2023			Access Code use Mar 2023		
Code assigned to	Monthly Usage	Avg daily	Code assigned to	Monthly Usage	Avg daily
Reneski3, C	251	8.4	Reneski3, C	82	2.7
Schenk2, C	74	2.5	Deroode2, J	79	2.6
Stojeba3, Ken	57	1.9	Mayer/Lieberman, Travis	67	2.2
Johnson, Hope	56	1.9	Droege, Ken	65	2.1
Faulkerson, J	55	1.8	Schenk2, C	56	1.8
MASEK,	53	1.8	Faulkerson, J	55	1.8

Access Code use Feb 2023			Access Code use Jan 2023		
Code assigned to	Monthly Usage	Avg daily	Code assigned to	Monthly Usage	Avg daily
MarschuetzJr5, Ken	173	6.2	Reneski3, C	133	4.3
Schenk2, C	84	3.0	MarschuetzJr5, Ken	125	4.0
Reneski3, C	72	2.6	Schenk2, C	77	2.5
Deroode2, J	51	1.8	HOLLARAN111221, M	72	2.3
HOLLARAN111221, M	51	1.8	Deroode2, J	52	1.7
Stojeba3, Ken	45	1.6	Droege, Ken	48	1.5

**The most used entry code was issued to S. Reneski.** That code was used 251 times for an average of 8.4 times per day in April. In March the code was used 82 times for an average of 2.7 times per day. Reneski's have a major construction project underway. Next highest usage was by Schenk, 74 time for an average of 2.5 times per day. This may be excessive for an owner without construction projects. There was no other noteworthy high Entry Code usages in April.

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### Maintenance

- Community House Parking Area
  - Large rocks have been added around the grass area so that vehicles can only enter through the designated entrances.
  - Steve and Mark are working to add an entrance barrier to the overflow parking area. Plan to look into the possibility of getting a retractable gate that can be

locked. If not feasible then a cable with lock will be used. A key will be provided to anyone renting a trailer or the Community House to access the overflow area.

- Canopy clean-up around the lake road **Update with name of the company**
  - Mark got a bid for clean up of 15 feet high above the road and 4 feet off the shoulder of roadway. Remove all limbs, trees and brush inside these dimensions. Burn debris in beach staging area. Bid includes the entrance road, from Tishomingo gate to 4-way stop. Cost would be \$12,000.
  - Mark added that this same company did similar clean up at Rain Tree and Wauwanoka lakes. He went by Wauwanoka lake recently where the clean up was performed 2 years ago and the roads are still clear and looked great. He has also received many references that support this company's results.

**Jon made a motion to move forward with the canopy clean-up around the lake roads**

**Ken seconded**

**Motion approved**

- Need to spray and cut down woody vegetation at the entrance of the spillway. Also need to clean up the garden area at the Community House.

**Jon made a motion to hire Happy Grass at the standard rate for clean up at the entrance to the spillway and Community House garden area**

**Ken seconded**

**Motion approved**

- Mark will look into what signs are currently in the maintenance shed.

### **LTIA**

- Saturday – Fish Fry
- Community House Repairs
  - Getting a bid to fix leak in the fireplace chimney - two bids received with two different solutions – going to consult a third company prior to making a decision
  - Several bids coming in for leaks in the kitchen – under review
- May meeting will be the last meeting until September
- Annual meeting elections – June 17<sup>th</sup> - Mark and Shelby are up for re-election

### **Finance**

No new updates

### **Sewer Board**

Reminder that a new building form has been created which requires a signature from the homeowner that states if there is any damage to the sewer line due to construction or any other project the homeowner is responsible for the cost of the repair.

### Newsletter

Jon will coordinate with Steve to mail out the April 2023 Newsletter

### Dam

- Pontoon Rule Reminders – we have been witnessing infractions on the lake recently
  - Do not throw anchors for Pontoons on the riprap rock at the dam
  - Pontoons should maintain idle speed only
  - Do not pull tubes, lily pads, or anything else behind a pontoon
- The patrol boat will be very helpful in reinforcing the lake water rules this year.
- The older signs on the dam will be removed.

### Water Testing

No update

**\*\*\*\*\* REMINDER: ALL DOGS AND OTHER ANIMALS MUST BE PUT ON A LEASH OR IN A FENCED AREA \*\*\*\*\***

- About a month ago we had an incident on the lake where a dog, which was loose out of it's owners yard, attacked and killed another dog.
- As has been the practice for the last year, the lake will continue to send letters to individuals that are not keeping their animals in their own property lines. We are officially notifying Animal Control of any animal related incidents. Animal Control has been given a gate code to gain access to the lake. They will come in and administer a citation to the owner of the offending animal. Once Animal Control has issued an initial citation regarding a given animal, an Animal Control Officer will have the ability to issue subsequent citations based on a photo of that animal outside of their property lines.
- If a resident is having an incident with an animal:
  - Contact Animal Control directly:  
Jefferson County Animal Control - 636-797-5577 – Mon. thru Fri. 10 – 4pm,  
Closed Sat. and Sun.
  - Or notify a Lake Board Member and they will help you with the steps needed to contact Animal Control
  - Be sure to take photos of the animal outside of their property lines. The photos can then be sent to Animal Control who will deal with the issue.
- Note: A shock collar with electric fence system is not legally considered a means of animal restraint in Jefferson County.

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### **Old Business**

- Fish Shocking
  - The fish shocking report will be available in about a month to 45 days
  - Shocked an area of 6 feet deep in a 6 foot circle each time along the banks of the lake – performed for 20 minutes, 3 different times
  - Jon will ask about the grass carp population – how can we determine how many are surviving over time?
  - Preliminary results
    - Large mouth bass catch was extremely high – initially recommend harvesting fish less than 14 inches – possibly give bass to local pond owners as a form of harvesting - more detail to come with final report
    - Bluegill population shows signs of over predation (presumably preyed upon extensively by the bass)
    - Caught big catfish, nice redear sunfish, a walleye (about 20 inches), and a big grass carp
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### **New Business**

No updates

**Jon asked for a motion to adjourn the meeting**

**Ken made a motion to adjourn**

**Mark seconded**