

Minutes for LTPOA board meeting July 9th 2024

Board Members present:

Jon Riche, Shelby Reneski, Craig Jung, and Mark Stubits

Jon called the meeting to order at 7:00 pm

5 resident in attendance

Pledge of Allegiance

Jon asked permission to dispense reading of the June 2024 minutes

Craig made a motion to approve

Shelby seconded

Motion approved

Treasurer's Report

Shelby read the financial report for July 2024.

July 2024 Financial Report	
Gate Cards	\$35.00
Interest	\$228.39
Total Cash Flow for June	\$263.39
Total Cash Outflow for June	\$8,993.37

June Bills Paid	
Charter	\$89.99
Ameren	\$119.92
Shelby Reneski- printer ink	\$56.47
Jon Riche- lock box for the patrol boat	\$18.75
A&S Protection- 151 hours for May	\$5,285.00
Red Oak Landscaping- mowing Dam 5/24	\$1,320.00
Happy Grass- mowing	\$1,270.00
Steve Blaha- buoy items, patrol boat items, fuel & stamps	\$563.32
Janet Hirsch- paper, envelopes & hard drive & HD enclosure	\$233.92
Wegmann Law- legal	\$36.00
Total	\$8,993.37

Total Cash Outflow for June	\$8,993.37
Checking Account Balance for June	\$424,169.31
Major Projects Fund 5/31/24	\$167,147.39
Interest	\$157.56
Major Projects Fund 6/30/24	\$167,304.95

Jon asked for a motion to approve the July 2024 Treasury Report

Craig made a motion to approve

Mark seconded

Motion approved

July Bills To Pay	
Charter	\$228.99
Ameren	\$128.79
A & S Protection- 178 hours	\$6,195.00
Steve Blaha- seat for boat and no parking signs	\$118.22
Holloran Contracting- power wash & seal patio, driveway & sidewalk	\$3,430.00
Steve Kottelman- landscape balance at the turn around	\$1,060.00
Rottler Pest Solutions- service 6/2024-5/2025	\$316.00
Red Oak Landscaping- mowing Dam	\$1,320.00
Happy Grass- mowing and weeding & mulching Community house garder	\$1,870.00
Janet Hirsch- 2 gate posts	\$94.00
Jon Riche- items for the guard shack phone	\$120.87
Brilliant Skies- final on fireworks	\$5,000.00
Total	\$19,881.87

Jon made a motion to approve payment of July 2024 Bills

Shelby seconded

Motion approved

Building

No update

Security

- An individual was identified while doing donuts in the Community House parking area. This person is known to live at the Ricotta residence (red Honda with a wing on the trunk). It has been confirmed via gate surveillance that the person in this vehicle used Ricotta's gate card to gain access to the lake. This person is also a part of a larger group that is causing other disturbances around the lake community. Mark will get an estimate of what it will cost to have the parking area professionally graded to repair the damage. He will then contact Bianca to determine 1) if a letter can be sent to the Ricotta residence in regards to their potential renters and 2) if legal action can be taken to recoup the cost of the repairs to the parking area from the Ricotta household. Mark will follow up based on Bianca's response.
- Aaron added an additional random guard shift during the evening in an attempt to deter future damage to the parking area.
- There were no major issues during the Fourth of July holiday.
- Aaron and Mark will work towards identifying residents who are consistently causing trouble on the lake.
- The Guard shack phone should be working. When called the line will immediately go to voice mail. The guard on duty will be checking the voice mails in a timely manner to respond to issues.
- Next year Fourth of July security will be increased such that a guard will be on the water for the entire day and a guard will be present in the guard shack for the duration of the day also.
- Why is the gate placed in free mode during the Fourth of July holiday? Need to discuss discontinuing this practice.

Gate

LTPOA report for July 9, 2024

Access Code use Jun 2024			Access Code use May 2024		
Code assigned to	Monthly Usage	Avg daily	Code assigned to	Monthly Usage	Avg daily
Holloran090523, Matt	223	7.4	Timmersman2, J	241	7.8
Timmersman2, J	184	6.1	Holloran090523, Matt	219	7.1
Reneski3, C	82	2.7	Ewen2, Dan	160	5.2
Mangum J	79	2.6	Dierzbecki, Dan	112	3.6
Stubits3, M	75	2.5	Mayer/Lieberman2	91	2.9
Harmon2, Shelly	61	2.0	Stubits3, M	75	2.4

Access Code use Apr 2024			Access Code use Mar 2024		
Code assigned to	Monthly Usage	Avg daily	Code assigned to	Monthly Usage	Avg daily
Holloran090523, Matt	193	6.4	Holloran090523, Matt	132	4.3
Timmersman2, J	119	4.0	Reneski3, C	78	2.5
Harber2, John	112	3.7	Timmersman2, J	73	2.4
Ewen2, Dan	100	3.3	MarschuetzJr5, Ken	67	2.2
Reneski3, C	95	3.2	Johnston2, Kim	54	1.7
Stubits3, M	93	3.1	Stojeba3, Ken	47	1.5

For both June, May, & April 2024, high-entry code usage winners were M. Holloran & J. Timmersman. For June both had average daily usage north of 6 per day. JT has a house for sale & possible construction usage.

June 12, 2024 outgate arm break: Due to Fatigue.



Janet & I put on new gate arm at about 7:30pm June 13. Outgate arm broke due to fatigue over a period of a few hours (or years of use!). Gate was NOT sawed off, though it looked like it. Break was so clean it looked like it had been sawed. Normally when a gate arm breaks from fatigue, it breaks at a drill hole. Not this time.

Additionally, those reporting directory problems were reentered into the database and assigned new directory codes. This seemed to fix the problem. We feel that the database may have been partially corrupted.

July 2, 2024 ingate arm break: Due to pontoon boat trailer Ingate arm came down prematurely on pontoon boat on trailer. Gate normally closes when the end of a vehicle is detected by the ingate “loop” detector. Ingate was fooled into thinking the trailer had passed. Pontoon trailer has little metal far from the road surface. This caused the gate arm to hit the pontoon boat & partly dislodge the gate arm After a few more cycles, the gate arm came off completely. So, no one was at fault. Two new 10 foot sections of 2.5 inch PVC conduit were purchased & drilled to serve as replacement gate arms. Faster internet speed at guard shack & Comm House Back in May, a speed test at the guard shack showed internet service at ~60 Megabits/sec. At home we got 300 Mbps. When Spectrum was contacted about the slowness of the connection, we were told that Spectrum no longer supports our previous plan. We had the Spectrum internet service upgraded at the gate (at additional cost) to 300 Mbps. This greatly improved remote video camera searches. Anyone using internet service at the Comm House should also benefit from the faster speed.

Maintenance

- Mark will put together a list of rock driveways that do not have a concrete or asphalt approach.
- The skid steer is in poor shape. We need to increase the 2025 budget by \$15,000 (from \$2,000 to \$17,000) in preparation to make repairs next year.

LTIA

July 6th – Boat Parade had a great turnout this year – 11 boats participated

Finance

Sewer Board

Newsletter

Dam

Water Testing

Old Business

- AT&T has left a large wire on the side of the road on North Lakeshore. AT&T knows that the wire remains and are supposed to be coming back to get it. The Board will monitor and call if the wire is not removed soon.
- Mark talked to the individual on the blue dirt bike regarding riding in restricted areas of the lake.

New Business

- Steve has a pipe to install for the gate post at the inlet creek. Once the post and gate are installed we can move the pontoon trailers to this location. When the trailers are rented the renters will be given a key to the gated enclosure. Moving the trailers will open more parking for the Community House.
- Cans need to be loaded on the trailer. Mark is working on getting tires on the trailer and then the cans can be removed.
- All watercraft on the lake must be titled in the lot owners name.
- Pontoons should not be parking in the middle of the lake. Please only anchor within the mouth of a cove or down near the dam.
- We are aware that the patrol boat lights are not working. Ken will look into this issue.
- Thank you to Craig Jung and his extensive crew for a job well done on the Fourth of July fireworks.
- Discussion was held regarding a double set of road pipes on South Lakeshore (in front of Steve Carey's property). These pipes are too small to handle the volume of water experienced in this location. The result is that the water is coming over the road more and more frequently and the concern is that these pipes will eventually wash out. It is not feasible to dig out the location to install larger pipes given the current pipes sit directly on bedrock. Next steps is to contact Matt Holloran to review the site and to contact an engineer for additional opinions.

2025 Budget

The Board developed an estimated budget for 2025 (starts on August 1, 2024 thru July 31, 2025) of \$238,250.00.

Jon made a motion to approve the 2025 Budget

Shelby seconded

Motion approved

Jon asked for a motion to adjourn the meeting

Shelby made a motion to adjourn

Mark seconded

Motion passed