Papakeechie Protective Association (PPA)

Board Meeting

President, Steve Herendeen called the September 12, 2015 PPA Board Meeting to order.

Roll Call:

President Steve Herendeen Vice President: John Hart

Treasurer: Sally Whitehead Secretary: Pat Ebetino

District # 1 Director Paul Garl District # 5A Director

District # 2 Director Bernie Ebetino District # 6 Director

District # 3 Director District # 7 Director

District # 4 Director Dave Hewitt District # 8-9 Director Terry Radtke

District # 5 Director John Hart

Guests:

Diane Tulloh District 4 Jan Laurent District 4

Jon Korejwa District 6

**Secretary Report:**

Minutes from the July 12, 2015 Board Meeting were distributed via e-mail.

* Sally Whitehead made a motion to accept the Secretary Report.
* John Hart seconded the motion.
* Motion Carried

**Calendar:**

September:

* Set goals for next calendar year
* POW WOW distributed
* Prior to renewal, make changes to insurance coverage.
* Conduct 3rd quarter Dam inspection

October:

* In prep of billing, begin updating lot owner list.
* As long as there is an outstanding loan balance, send copy of insurance renewal to LCB.
* Complete first draft of next calendar year’s budget.

**Treasurers Report:**

Sally Whitehead provided copies of the June 30, 2015 Treasurer Report.

* Operating Fund: $ 35,805.52
* Dam Fund: $ 53,653.18
* Total: $ 89,458.70
* LaPSI $ 6,176.65
* Lake City Bank – Dam Construction Loan: $250,347.92
* Pat Ebetino made a motion that we accept the Treasurers Reports for July 31, 2015 and August 31, 2015.
* Dave Hewitt seconded the motion.
* Motion carried.

**Status of Delinquent Dues /Assessments 2015:**

**Outstanding Dues/Assessments 2015:**

* **District 5:**
  + Michele Creech 9800 N. Denzel Dr. – Up for Sherriff Sale

**Outstanding Dues/Assessments 2014:**

* **District 5:**
  + Michelle Creech 9800 N. Denzel Dr. - Up for Sherriff Sale

**Annual Meeting Debriefing:**

* Key areas of discussion at the annual meeting were: water level, weeds, hauling of weeds, fish quantity and carp control.
* Regarding the fish:
  + John Hart volunteered to contact Jed Pearson (DNR) to see if there is any way the DNR could do a fish study on our lake. Diane advised that she already talked to Jed, and he said that since we are a private lake, they could not do a study.
  + Regarding the possibility of doing a fish study, Paul Garl had a discussion, also, with Jed Pearson. Jed advised the same.
  + Bernie Ebetino mentioned that he may have a name of a DNR resource from Indianapolis who we might check with, as sometimes the answer we get from the State could be different than that from the local DNR.
  + Diane Tulloh advised that LaPSI has some information from a couple companies that do fish and plant studies.
  + Steve Herendeen asked that a Paul, John and Diane work together to investigate and report back to the Board.
* Regarding the financial questions:
  + When did we start collecting the dam assessment? Perhaps, Bernie could add a statement in the POW WOW stating that we started collecting in 2008.
  + The 2014 financial report is showing principle and interest together in 2014. Sally will review this and provide a breakdown.
  + Interest on the line of credit (LOC) in 2014 not in 2015. We converted from the line of credit in 2014, therefore, there was no interest on LOC in 2015.
* John Hart made a motion to ask the DNR to do periodic checking of those fishing on Papakeechie (quantity, size and licenses).
* Sally Whitehead seconded the motion.
* Discussion: Steve would like to know exactly what they would be doing. Would this include boating rules? Dave Hewitt does not feel we should allow this. The DNR would come on the lake with motor boats to do the checking.
* Motion rescinded
* John Hart made a motion that he contacts the DNR to see what jurisdiction they do have on our lake. So, if they do come on the lake, what we could expect.
* Sally seconded the motion.
* Discussion: We are only asking for information. We don’t need a motion.
* Motion rescinded

**Unkempt Properties:**

* Swift property – Steve Herendeen and Paul Garl advised that improvements have been made.
* Ennis property – 9043 E. Circle Dr. - Repairs are in progress. To see what they are going to do, let’s give them some time.
* Gary & Angela Stuckman TBE property - 9798 Denzel: A letter was sent in October 2014. One junk car has been removed and replaced by another. The structure is secure, so, there probably isn’t anything that we can pursue.
* Alden Stuckman property – Herendeen will contact Bill Baxter (Health Dept).
* Blackmer Property – Bert has removed the dock. In the future, he will adhere to the restrictions outlined. We cannot bill as a lake front property. We can come up with an annual fee.
* King would also like to be considered Lake Front.
  + We need more information on this request, e.g. “what is the purpose?”

**Dam & Lake Maintenance / boats report**

* Terry reported that he has been mowing in the Inflow area.
* Since the Annual Meeting, Terry has been thinking about weed disposal.
  + One load of weeds from the harvester weighs about 2000 pounds. On an average day, you could cut 8 -10 loads.
  + Once the weeds dry, they could be burned. One idea would be to utilize a floating drying bed.
* Lake Level
  + Currently, we are 3” below the top of the drop box. This appears to be an acceptable level that would keep the weeds from accumulating on top of the drop box.
  + We will continue to monitor. We will then make a recommendation for at what the lake level should be maintained.

**Insurance:**

* Steve Herendeen advised that he has contacted the Insurance Company. We won’t know the annual rates until we receive the bills.

**Wetland Wicking:**

* John Hart reported that he sprayed cattails and purple loosestrife in the North pond and North East side of the middle pond

**LaPSI:**

* Terry has asked LaPSI to conduct ‘DO’ (dissolved oxygen) testing in the inflow area and report the results.
* Diane advised that they have cut down from 50 to 10, the number of testing sites.
* They have nitrogen and phosphorus kits, and are learning how to use them.
* Charlotte Hill is the point of contact for the plant study. They are gathering samples of plants from around the lake.
* LaPSI does not have access to the program that is used. They may want to look into purchasing a computer and the Prism software.
* Dissolved Oxygen ‘DO’ Testing
  + Site 9 – middle
  + Site 26 – cove at the south end of lake
  + Site 40 – Marta raft
  + Site 37 – Virginia Surso’s cove
    - 66% - 6 meters – May
    - 61% - 3 meters – July
    - 26% - 4 meters July
* Sechi
  + 4 meters May
  + 2.5 meters July
* Website: www3nd.edu lake Papakeechie sustainability initiative
* Cut weeds out of lake
  + From 1 ton decayed weeds, there is approximately 6 lb. nitrogen and .5 lb phosphorus back in the lake.
  + Looking at possible areas where weeks could be taken from the lake.

**Director Concerns:**

Dave Hewitt:

* Recommended we move the October meeting to North Webster.
* Note: Meeting will be held at the PPA Building in October

Steve Herendeen:

* + Regarding the Annual Meeting, he outlines how the meeting will be run, and how to interact with the board as to not dominate at the beginning of the meeting. He advised if folks have specific concerns they talk to their director or bring them to a monthly meeting.

**Guest Comments:**

Jon Korejwa:

* + Website looking better.
  + Still need to keep it more current

Diane Tulloh:

* Is there a procedure for what to do when we see violators on the lake?
* There is no written procedure.
  + Take a picture of the boat
  + See if you can find out who they are.
  + Advise them / remind them this is a private lake and you cannot use motors on the lake.

**Adjourn:**

* Pat Ebetino made a motion to adjourn the meeting.
* John Hart seconded the motion.
* Motion carried.

**Meeting Schedule**:

October 10, 2015 – 08:00 am – PPA Board Building

November 14, 2015 – 08:00 am – NWCC (Dave Hewitt’s office)

December 12, 2015 – 08:00 am – NWCC (Dave Hewitt’s office)

**Action Items**

|  |  |  |  |
| --- | --- | --- | --- |
| **Action Item** | **Assigned To** | **Target Date** | **Comments** |
| Review strategic plan items. | All | Ongoing |  |
| Unkempt Properties | Steve Herendeen | TBD | Talk to Bill Baxter regarding Stuckman property |
| Send PowWow | Bernie Ebetino | 09/30/2015 |  |
|  |  |  |  |
|  |  |  |  |

**2015 Goals:**

* Continue loan repayment schedule
* Goals budget for 2016
* Cash reserve to cover expenses
* Update procedures as necessary
* Complete the plan to provide lake access NLF property owners.
* Inspections: Wetland, DNR
* File Storage
* Delinquent, file claims as necessary
* Weed Control
* Lake appearance
* Website maintenance
* LaPSI

**Calendar of Events**

January:

* Member dues & fee notices mailed.
* Send calendar year Financial Statement to Lake City Bank (LCB).

February:

* Set Officers Pay
* Preparation for filing prior year’s tax return
* 1st draft of POW WOW by February 28

March:

* Establish Harvester and Lake Maintenance program and budget.
* POW WOW distributed
* Send copy of Tax Return to Lake City Bank (LCB).
* Conduct 1st quarter Dam inspection.

May:

* Pay property taxes for year
* Weed treatment
* Water quality testing
* Send list of delinquent property owners to Steve Snyder.

June:

* Establish nominating committee
* President appoint Audit Committee of 3 Association Members
* Fiscal year end June 30
* Conduct 2nd quarter Dam inspection

July:

* Plan for Annual Meeting

August:

* Annual Meeting
* Review Insurance coverage
* 1st draft of POW WOW by August 31

September:

* Set goals for next calendar year.
* POW WOW distributed
* Conduct 3rd quarter Dam inspection

October:

* In prep of billing, begin updating lot owner list.
* As long as there is an outstanding loan balance, send copy of insurance renewal to LCB.
* Complete first draft of next calendar year’s budget.
* Oct 15 receive insurance renewal for packaged policy; review coverage for revisions

November:

* In prep of billing, finish updating lot owners list.
* Propose and approve next calendar year’s budget.

December:

* Conduct 4th quarter Dam inspection.
* Dec 15 receive professional liability insurance renewal; review coverage for revisions