

Papakeechee Protective Association (PPA)  
Board Meeting

President, Pat Ebetino called the February 16, 2019 PPA Board Meeting to order.

Roll Call:

President	Pat Ebetino	Vice President:	Dave Hewitt
Treasurer:	Sally Whitehead	Secretary:	Candace Wallace

District # 1 Director: Paul Garl	District # 5A Director: Linda Minnick
District # 2 Director: Bernie Ebetino	District # 6 Director: absent/open
District # 3 Director: Larry Clough	District # 7 Director: absent/open
District # 4 Director: Steve Herendeen	District # 8-9 Director: Terry Radtke
District # 5 Director: David Floyd	

Guests:

Joyce "Arleen" Corson - District 1  
Sherry Doherty – District 7

Pat set up a phone call connection so Andrew Bishop could call in and be a part of the meeting. Sally let us know that the Andrew had sold their house and was no longer an owner of property on the lake. Since Andrew is no longer a member he can not serve on the Board. Pat will reach out to Jim Whitehead and see if he would be willing to serve on the board again. Pat also contacted Sherry Doherty to see if she would be interested on board. Sherry is in attendance to today to see how the board works and if she would like to serve on the board.

**Calendar:**

January:

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

February:

- Set Officers Pay **Completed**
- Preparation for filing prior year's tax return **Completed**

March:

- Establish and Approve the Harvester and Lake Maintenance program and budget.
- 1<sup>st</sup> draft of POW WOW by March 30
- Send copy of Tax Return to Lake City Bank (LCB). **Completed**
- Review Inventory of Keys
- Conduct 1<sup>st</sup> quarter Dam inspection.

### **Secretary Report:**

Minutes from the November 10, 2018 Board Meeting were distributed via e-mail.

The following corrections need to be made:

On page 2 under Old Business, Harvester, the last line where Steve H is letting us know the numbers for Non-Lake Front it should read \$108 instead of \$180.

On page 3 under Mitigation, Larry gave a synopsis, line 3, look should be looked and, line 5 need to add the word it so it reads, and not fill it in.

- Steve Herendeen made a motion to accept the corrected Secretary Report.
- Bernie Ebetino seconded the motion.
- Motion carried.

### **Treasurers Report:**

Sally Whitehead provided copies of the November, December and January Treasurer Reports. She also provided us with a Profit & Loss summary for 2018 and 2019 Cash Flow Analysis.

- Operating Fund: **\$48,394.45**
- Austin Deblock is the only bill that has been returned.
- Karl Keiper is the only member that has complained about the assessment.
  
- Dave Floyd made a motion that we accept the Treasurers Report.
- Dave Hewitt seconded the motion.
- Motion carried.

### **Maintenance Report Dam, Lake, Grounds:**

- Maintenance
  - Wetland
    - The Declaration that Larry has been working on has been given the okay by Corp and IDEM. It needs to be signed and recorded. Once it is signed Candace will get it recorded and get it to Larry so he can send the recorded document to the Corp and IDEM and we should be fully released from our permits. Though we are released it still means we must maintain the wetlands. This releases us from inspections but not from the obligation of maintaining the wetlands. The Corp and IDEM can come back and see what is happening in our wetland and we could be flagged if the integrity of the wetlands is not good.
    - On that note, Arleen will be forming a committee so that they can line up volunteers for the continual maintenance of the mitigation area. Arleen gave out a map that shows all the invasive species in the wetland. These invasive species need to be taken care of and kept in check to maintain the integrity of the mitigation area. The idea of the committee is to have people that want to deal with the continual maintenance of the wetland and come to the board in good faith to let the board know what needs to be done.

- Dave H – Does the committee have to go to DNR to get rid of the invasive plants? Larry – No, we have approval to remove invasive species.
  - Dave F – Is IDEM the only group we need to be concerned with? Larry – The Corp is the one we really need to satisfy.
  - Linda – We have an informal group right now doing the work.
  - Larry – The need for the committee is because there is some worry of burning people out.
  - Pat – We need to form the committee and we need an outline of the program. The board will be looking at the committee to inform the board of recommendations.
  - Sally – Is the \$1,000 in the budget enough? Arleen is unsure but will come back next month with more information.
- Dam
    - Inspection in December went well. The sidewalk on the north side of the drop box is sinking and pitching towards the lake.
    - The rip rap along the side walk is disappearing or sinking by the sidewalk right in the area of where the old dam was. Terry will bring this us up with EEI when they come out for their inspection.
    - The Armor flex at the east dam is filling in nicely.
    - The berm between the wetlands and the spillway needs more dirt.
    - Still planning on filling in the turtle crossings with rip rap. They are to hard to maintain. Terry plans on pushing the existing gravel into the lake so that the rip rap has a base to sit on.
    - EEI will be coming this spring. Larry and Terry will be getting together to decide and day that works with them and EEI to come out and do that inspection.
    - There is a 100 – 125 foot crack on the sidewalk that needs to be ground out and filled in. It was noted on our last inspection. This is not a safety concern so overall, he doesn't believe it is a big concern to them, but it still needs to be done.
  - Lake
    - It is frozen! The more snow and ice we get, the more it shadows the weeds and slows down their initial growth.
  - Grounds
    - Terry will be dipping into the funds to bring in dirt and rip rap.

**Old Business:**

- Harvester
  - Terry got pictures of the new harvester and sent them out to everyone on the board. It is basically built. The trailer isn't finished yet. They will contact us when it is ready to be shipped. Once they are ready then we

will check with the trucking company so that they can ship it to us when then have a load going back. This will help keep the shipping cost down.

- Terry has had some contact with a few people on Camelot Lake that are interested in purchasing our old harvester.
- Terry is going to get different gas cans so we can separate the regular gas and diesel gas.

### **New Business:**

- Declaration of Restriction on Land Use
  - Just need to sign and get it recorded.
  - Candace will get it recorded and then get it back to Larry so he can send it to the Corp and IDEM.
  
- Earth Exploration Professional Services Contract
  - It is like what we have had before.
  
- Larry makes a motion that we sign the contract.
- Dave Hewitt seconded the motion
- Motion Carried
  
- POW WOW
  - Down to two sponsors
  - Bernie is glad to edit any submissions, but he doesn't want to write the entire POW WOW.
  - Maybe we consider only do one POW WOW a year. Thinks spring is the best time to send out the POW WOW. So, we will send out this year's spring POW WOW and then discuss if we need the fall POW WOW in the fall.
  
- ICE Fishing
  - There is some concern about ice fisherman coming on to the lake that are not association members.
  - Linda was on the levee yesterday and a non-resident came up on the levee as a "guest" of Charlie Stuckman.
    - Per the bylaws they have to be in the company of the owner.
    - Maybe we need to determine the meaning of "guest".
  - Suggestions on what we should do?
    - Terry - Signs that say private lake and no trespassing.
    - Sherry – Put the signs up. Also, talk to them and ask them to leave.
    - Sally – We can have cards printed up so they can put them on non-association member cars to let them know. That way you wouldn't have to talk to them.
    - Candace is going to check on the costs of the signs.
    - Bernie is going to put information in the POW WOW regarding fishing on the lake.

- Burt Blackmer West Levee concerns.
  - Burt emailed Terry and Terry responded back. Terry response was very good. Terry also let us know that he hasn't seen any evidence of ATV or side by sides on the west levee.
  - Walkers are definitely allowed on the levee there was a question about bikes but several years ago the board did in fact say that bikes were allowed on the levee. Burt was at the meeting several years ago when that decision was made.
  - It was brought to the board about concern on how Burt speaks/treats association members on the levee who are walking and/or riding bikes.
  
- Officer's Pay
  - Current Officer's Fee are as follows:
    - President - \$2000
    - Secretary - \$750
    - Treasurer - \$750
  - Steve Herendeen makes a motion to set the Officers Pay as \$2000 for the President and \$750 for the Secretary and \$750 for the Treasurer.
  - Terry Radtke seconded the motion
  - Motion Carried.

**Guest Comments:**

- Sherry – Would be honored to sit on the board.

**Director Concerns:**

- Terry – He is planning on mowing this year. Does anyone know where the sonar depth finder is. Pat – Yes, Mark Laurent has it and she will contact him about that. There are 3 boats on the west levee. We gave the association members ample time to get them removed.
- Steve H – Can we make a change to the calendar that says we establish and approve harvester and lake maintenance program and budget.
- Dave Hewitt – Told us a funny story about the people who bought Andrew Bishops house.
- Paul Garl – Moore and Moore have been plowing Promontory and it has been great. They also did a great job fixing the road. It is so nice to drive on now.
- Candace Wallace – Had Burt emailed Terry pictures about his pier? Terry – Yes, I got a few and I would still like a few more.
  
- **Adjourn:**
  - Bernie Ebetino made a motion to adjourn the meeting.
  - Dave Floyd seconded the motion.
  - Motion carried.

**Meeting Schedule:**

- March 9, 2019 – 8:15 AM – Dave Hewitt's Office

- April 13, 2019 – 8:15 AM – Dave Hewitt’s Office
- May 11, 2019 – 8:15 AM – PPA Building

**2019 Goals:**

1. Develop 2020 goals and budget.
2. Continue to update existing procedures.
3. File delinquent claims in small claims court through our attorney by June 1, 2019.
4. Have lake appearance and weed control in good shape by Memorial Day.
5. Review By-law and covenants. Recommended changes.
6. Future storage of Files that are off site.
7. Work on developing an Emergency Action Plan.
8. Develop a Road Maintenance Plan.
9. Sale of the Harvester.
10. Discuss the long-term plans for PPA building by 2020.
11. Follow-up on fish study and recommend proposed action.
12. Continue investigating weed removal from the lake.

**Calendar of Events:**

January:

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

February:

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March:

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- Review Inventory of Keys
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April:

- Dues and fees are due April 1.
- Complete harvester maintenance.
- POW WOW distributed.

May:

- Pay property taxes for year.
- Weed treatment
- Water quality testing.
- Send list of delinquent property owners to Steve Snyder.
- Complete first draft of next calendar year’s budget.

June:

- Establish nominating committee
- President appoint Audit Committee of 3 Association Members
- Fiscal year end June 30

- Conduct 2<sup>nd</sup> quarter Dam Inspection

July:

- Plan for Annual Meeting
- Propose and approve next calendar year's budget.

August:

- Annual Meeting.
- Review Insurance coverage.

September:

- Set goals for next calendar year.
- 1<sup>st</sup> draft of POW WOW by September 30.
- Conduct 3<sup>rd</sup> quarter Dam inspection.
- Review next year's Goals.

October:

- In prep of billing, begin updating lot owner list.
- Oct 15 receive insurance renewal for packaged policy; review coverage for revisions
- POW WOW distributed.
- Finalize next year's Goals.

November:

- In prep of billing, finish updating lot owners list.

December:

- Conduct 4<sup>th</sup> quarter Dam inspection.
- Dec 15 receive professional liability insurance renewal; review coverage for revisions