

PPA Board Meeting Minutes  
 July 8, 2023

---

- 1) Call to Order- 8:15 AM- Alysia
- 2) Roll-

President- Alysia Hammel	Vice President- Dave Hewitt
Treasurer- Crystal Slayton	Secretary- Linda Minnick
District 1- Lynn Ballentine	District 5A- Marshall Minnick
District 2- Bernie Ebetino	District 6- Jim Whitehead
District 3- Anthony Serianni	District 7- Sherry Doherty
District 4- Mark Laurent	District 8&9- Terry Radtke

Guests- Diane Tulloh D4, Paul Erst D6, Chris Vitale D6, Dan Connell D1, Pat Ebetino D2

- 3) Review of June 10, 2023 Minutes- Linda

- \* Motion to Accept- Sherry
  - Second- Marshall Carried

- 4) Treasurer's Report- Crystal

Checking Balance-	\$ 118,269.60
Accounts Receivable-	3,408.12
Total Current Assets-	121,677.72

- A) There are 12 unpaid dues invoices. The property owners have been sent a reminder letter stating they have until July 25, 2023 to submit payment at which point the account will be turned over to the Attorney for collection.

- \* Motion to Accept- Sherry
  - Second- Jim Carried

- 5) Maintenance Report- Terry

- A) Dam Inspection, went well -
  - a) They found a cracked joint (5) in the 42" outlet tube, we will repair
  - b) Sidewalk cracks are unchanged, still being monitored. May get by with some leveling & sealing.
- B) Sobota/Miller pier
  - a) Explained to Mr. Blackmer (he is doing the install) that all 4 floating dock installations are to be of the same design, a single pivot point (the same as his), not an H .
    - (1) Alysia sent Blackmer a letter with the proper drawing. He still did not comply.
    - (2) He didn't ask for 2nd or final inspections before concrete was poured.
    - (3) We will see if the DNR takes notice.

- 6) Old Business

- A) Insurance- Mark
  - a) The umbrella amount for general and liability is currently sufficient.
- B) Nominating Committee- Mark, Jim, Bernie, Terry
  - a) Have had 2 people request info then no follow up. Might send an email saying we are going to need a new Treasurer.
- C) Carp Tournament- Mark
  - a) Is being discussed. Would the Board offer a monetary prize?
  - b) Once planning is further along we could look for outside sponsors for prizes.

- D) Investment possibilities- Mark
  - a) Money market, CDs, interest earning savings account
  - b) Keeping all at Lake City would be more convenient
- \* Motion to invest at Lake City- \*\* Money Market, \*\* 9 month CD
  - Second- Marshall
  - Carried
- E) Email List of Property Owners for District Reps
  - a) Crystal keeps updates for the mailing list. The annual invoices have a note to update
  - b) Bernie updates Email sends to Crystal & Alysia
  - c) Perhaps send the current list to Reps. Have them try to obtain all on their list.
- F) Harvesting- Alysia
  - a) Thanks to Chris & Paul for training
  - b) Has made contact with most owners in areas with high weed levels, only 1 major complaint
  - c) Halted island dumping for now
  - d) Terry-
    - (1) His neighbors are not getting cut
    - (2) He would meet with new Operators for safety tips. Don't cross the Lake in reverse!
    - (3) Push the top of the stack back to prevent spill back
    - (4) What is the plan going forward?
  - e) Bernie- offered a specific chemical solution
  - f) Jim- We need professional advice.
  - g) Anthony- an impartial nonChemical associated Professional, someone who is plant specific
- G) Short Term Rentals (STR)-
  - a) Alysia- We are in contact with the Attorney
  - b) Anthony- This is a crisis situation! The only thing that might supercede this are the weeds. If we want to remain Private we need to gain control.
  - c) Jim- We need to lock down the ramp.
  - d) Terry- We have a gate that will work for gating the ramp.
  - e) Alysia- I've sent out letters stating that the Fishing Limit needs to be adhered to.
  - f) Bernie- There is a note on the website that says property owners are responsible to make sure their renters are following the rules.
  - g) Steve- Was the Attorney asked specifically about the fishing limit rule? Alysia- Sent all
  - h) Linda- The renter rule says 'If you reside there...'. The definition of reside is, 'the place where you permanently make your home', that does not mean staying for a weekend or a vacation.
- 7) New Business-
  - A) Planning for the Annual Meeting- Alysia
    - a) Would like to have coffee & donuts
    - b) 6:00 PM Friday 8/11 set up chairs & final meeting
    - c) Agenda discussion
    - d) Anthony- Is there a better way for owners to communicate so everyone knows they have a voice in these decisions? Linda- In the past there were District meetings. Information gathered there would then be brought to monthly meetings by the Directors. Steve- Mention that everyone is welcome at the monthly meetings. Bernie- A broadcast Email could be sent with the Agenda a week prior.
    - e) Dave- Make sure you have Harvester hours.

8) Guest Comments-

- (1) Diane Tulloh D4-perhaps let owners know that it may take more money to manage the Lake.
- (2) Paul- I agree with Anthony 100% the biggest issue facing the Lake are STR.

9) Director's Comments-

- (1) Alysia- Ron Corson has contacted me about moving some files.
- (2) Steve- I have spent \$88.00 on a pothole repair on Circle Drive.
- (3) Anthony- Leaving weeds to dry at the shoreline before hauling defeats the purpose of hauling away because it allows all of the nutrients to leach back into the Lake. Bernie- Dumping on the Island is worse because we can't haul it away.
- (4) Sherry- What are the Fish Limits? 1 Limit per Day per Lot as originally sold = 5 large fish (Bass, Pickerel) not less than 10" in length & 20 small (perch, bluegill, crappie, etc.)

\* Motion to Adjourn- Bernie 10:20 AM

Second- Marshall

Carried