LAKE SANTEE PROPERTY OWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
July 14, 2021

The Lake Santee Property Owners Association Board of Directors met on July 14th, 2021 in the Community Room. President Carol Goodwin presided and called the meeting to order at 7:30 PM. Other Directors present were Shannon Gibbs, Stephanie Peetz, Steve Knight, Gina Julien, Bill Ryle, Ryan King, Mike Manlick, and Andy Laudick. Employees present were Rick Crawford and John Lecher (via phone). Members present were Maurie Goodwin (285), Bob & Karen Kassee (708), Ron & Stacy Tuley (1251), Polly Fox (881), David & Georgianna Lucas (787), Ian & Kari Rickerby (603), Paul Gosnell (1147), Nancy Fredrickson (348), Ginger Ryle (579), Chip & Lisa Ayers (1042-1043), Dave & Joyce Eddy (68), Tom & Jodi DePalma (218), Ron & Vicki Wilson (510), Jim & Gayle Bryant (599), Dave Julien (851), Brad Hanna (206/245), Donna Knight (108), Ed Haskamp (516), Debra Haboush (536), Chris Ehrhard (915), Sandy McLean (589), John & Lacy Hunt (912), and Kim Manlick (775).

President Goodwin stated that during tonight's executive session we heard from members who were appealing fines. No other business was conducted and no decisions or updates to policies happened during the executive session.

President Goodwin called for a review of the minutes of the June 9, 2021 meeting. Gina Julien had a correction to the minutes as she stated part of her statement was left out. *Last year we had approximately 48 new members. 48 new members times $250 would have provided $12,000.00 in additional income. This year, through May, we've had approximately 20 new members, so 20 times $250 would be $5000.00. Even if we did not have any additional members above what we already have through May, we can count on 20 times $250 for an annual additional income of $5,000.*

Steve Knight had a correction to the minutes as well as. Steve stated he did some research and viewed fees from similar lakes in the area and they all charge a fee and it seemed to be anywhere from *$450-$2,500*.

The minutes were approved with the above corrections on a motion by Mike Manlick, seconded by Steve Knight, motion carried.

Stephanie Peetz gave a brief review of the Treasurer's report. The Treasurer's report was approved subject to review.

Stephanie then presented the following bills to the Board for approval:

Alerding CPA Group	$	728.000	Meyer, Bernard	$	2,867.78
Best Way Disposal	$	1,129.37	New Point Stone	$	781.09
Cardinal Pest Control	$	45.00	Polley, Niculy	$	280.00
Cardmember Service	$	372.40	Premier Companies	$	1,665.90

Circle City Pyrotechnics	$	6,500.00	Purchase Power	$	629.98
Circle Printing, LLC	$	467.73	R B S K	$	372.63
Colonial Life	$	149.62	Rivera Screenprinting	$	453.68
Crawford, Rick	$	77.79	Shelby Tire	$	946.64
Dec Co REMC	$	1,951.57	Stone's Farm Service	$	184.41
DISA	$	123.00	Stone's Napa, Inc.	$	86.78
Dyna-Pak Corp	$	2,511.60	Summit	$	4,800.00
Eads Murray & Pugh	$	1,274.00	The Office Shop	$	54.20
FPBH, Inc.	$	10,200.00	**Total**	**$**	**54,669.94**
G P C	$	836.18			
Harrison Sand & Gravel	$	12,300.76	*Bills Prior*		
Kramer Kreations	$	220.89	Deno, Jackson	$	250.00
Lake Santee RWWD	$	650.30	Lamb, Sean	$	900.00
Lawson, Keith	$	280.00	MadHatter DJ	$	250.00
Lawson Products	$	550.32	Price Digests	$	229.95
Lecher Farm Service	$	376.95	UTOPIA	$	200.00
Lecher, John	$	661.76	VanSlambrook, Jim	$	500.00
LSPOA	$	169.61	Wickens & Wickens	$	275.00
			Total Prior	$	2,604.95
			Total all Disbursements	**$**	**57,274.89**

After presentation, the bills were approved for payment on a motion by Shannon Gibbs, seconded by Ryan King, motion carried.

Post Meeting Note: After the meeting it was realized the check to FPBH Inc. should have been made to LSRWWD as they are the ones directly paying the firm. This will be corrected.

MEMBER INTRODUCTIONS AND COMMENTS

Members were asked to introduce themselves and were given the opportunity to express comments.

- Ron Tuley – In regards to the By-Laws proposed questions, Ron asked about MLA's (multiple lot assessments) and the removal of 10% leaving the amount open.
    - It was stated this would be addressed during the Rules & Regulations section.
- David Lucas – In regards to MLA's, if the proposed By-Law update is approved this leaves the percentage open to future boards and they could adjust the percentage without member input. It was also asked if the Board anticipated changing the percentage from 10% to another amount.
    - At this point the Board is unsure of a percentage increase on MLA's. This would allow future Boards to adjust as necessary. But we do need to update the By-Laws to bring them current.
- Paul Gosnell – It was asked if we have a schedule on when lignin would be put down on the gravel roads.
    - Billy Ryle responded that it's getting very hard to find at the moment, as there is a shortage. Billy and Brandon are looking at considering other

alternatives for dust control. Calcium Chloride is available and is being considered. Another member in the audience stated this would not be a good alternative, as it would cause rusting on vehicles.

- Polly Fox – Thanked the Board for their hard work this past year. It's a hard task and she appreciates all of the effort.
- Chris Ehrhard – Asked for members to be a little more courteous while driving on the gravel roads. Please try slowing down a little to prevent so much dust from flying.
- Bob Kassee – He asked the Board to consider keeping the MLA's at 10% as we can't control what decision future boards might increase this percentage to if left opened.
- Maurie Goodwin – Thanked everyone for supporting his wife (Carol Goodwin) this year as President of the POA.
- Vicki Wilson – Thanked everyone for stepping up to the plate and doing their turn on serving the POA.
- Sandy McLean – Expressed concern that the By-Laws voting is not line items as she would rather see us get part of the items approved and updated versus all or nothing.
- Rick Crawford – Reminded everyone how important it is to "See Something, Say Something". He stated there was an incident this morning that makes things ring very true. Please call Security if you see something questionable happening.

President Goodwin took this opportunity to state that our new attorney assisted in revamping our election ballots and added a signature line for member name and lot number. He was unaware of our current process to verify current members when sending out ballots and the verification when they are returned. Do to this confusion and the timeline to mail out ballots the error was not caught, Carol apologized for the additional confusion.

Note: You do NOT have to sign the ballot and/or provide your lot number. However, the Proxy process has not changed and still requires a signature.

CORRESPONDENCE

President Goodwin read the following pieces of correspondence.

- Email received with recommended verbiage changes for proposed Rule 13.10. Revisions were made to the 2nd reading.
- Received several phone calls and emails concerning the recent heavy rains. Requests were made to review the drainage in several areas. There were also comments about the possible impact by the new culverts replaced by the county on 880 E. John discussed the culverts with county officials and was assured no new areas upstream had been diverted to drain through these culverts.
- Received several inquiries about boat citations received for not having their 2021 permit stickers on their boats. The members were given the opportunity to appeal to the Board in the Executive session.
- Received several phone calls and emails concerned for the future of the marina and the possible additional fuel spillage from fueling with gas cans. The Marina is a private business and operates independently of the LSPOA. The Board is very

sensitive to the needs of the membership and is working towards a solution with the Marina along with any potential buyers.

- Received an email related to the Indiana Michigan Power Company easements on certain properties. The easement is 170' instead of the 120' noted on the plat maps. In 2013 Anderson Surveying Inc. was hired by the power company to survey the affected lots and record the correction with each lot through the county courthouse.
- Received an email concerning light pollution in the community. The member requested that the Rules and Regulations committee review the subject. The topic was presented to the committee.
- Received an email about runoff from farmland entering the lake between lots 798 - 799. John informed the member that we have reviewed this inlet recently and that the study that FPBH is currently doing will provide us with more information on sedimentation drainage.
- Received an email with suggestions for changes to the proposed By-Laws. Those suggestions were reviewed and updates made to the revision.
- Received several complaints about a lot needing cleaned up. John informed the members that the lot was being addressed through the Clean Up Committee

COMMITTEE REPORTS

Rules & Regulations – Shannon Gibbs

The following rules were presented by Shannon for third and final readings.

Proposed Change #1

Current Rule:

13.15 All signs are prohibited by the Subdivision Restrictions unless approved by the Board. All signs must be conservative in color and design, maintained in good condition, properly mounted and displayed in such manner that they appear neat and straight.

1) The following are permitted:

b) Contractor's signs on property where work is performed, maximum 24" x 36", two per lot, 25' from the road.

Proposed Rule:

13.15 All signs are prohibited by the Subdivision Restrictions unless approved by the Board. All signs must be conservative in color and design, maintained in good condition, properly mounted and displayed in such manner that they appear neat and straight.

1) The following are permitted:

b) Contractor's signs on property where work is performed, maximum 24" x 36", two per lot, 25' from the road, while the work is being performed.

Rationale:

Requested change from the office to help address contractor signs that are being placed in yards around the subdivision and staying up for an indefinite period of time.

There being no further discussion Shannon made a motion to accept the third and final reading with Steve Knight providing a second, motion carried.

Proposed Change #2
Current Rule:
13.12 No person shall routinely use roadways, or shoulders of any road to park or otherwise store cars, trucks, trailers, etc. Adequate parking areas shall be maintained on member's property.

Proposed Rule:
13.12 No person shall routinely use roadways, shoulders of any road, or POA property, including Association parking lots, to park or otherwise store cars, trucks, trailers, etc. Adequate parking areas shall be maintained on member's property. Any exceptions to this rule will be approved, in advance, by the Lake Manager.

Rationale:
Requested change to address parking trucks, trailers, and/or construction equipment overnight on POA property.

There being no further discussion Shannon made a motion to accept the third and final reading with Ryan King providing a second, motion carried.

Proposed Change #3
Current Rule:
13.10 Each fall the water level will be lowered beginning the second week of October and the gate will be closed not later than the first day of March the following year. Only in the event of dredging or in an emergency will the gate be opened at any other time. The winter water level will be set between 3 ft. and 5 ft. 9 in. below overflow elevation.

Proposed Rule:
13.10 Each fall the water level will be lowered beginning the second week of October and the gate will be closed not later than the first day of March the following year. Only in the event of dredging, in an emergency, or for planned repair/maintenance will the gate be opened at any other time. The winter water level will be set between 3 ft. and 4 ft. 9 in. below overflow elevation.

Revised Rule:
13.10 Each fall the water level will be lowered beginning the second week of October and the gate will be closed not later than the first day of March the following year. Only in the event of an emergency, or for planned LSPOA/LSRWWD repair/maintenance will the gate be opened at any other time. The winter water level will be set between 3 ft. and 4 ft. 9 in. below overflow elevation.

Rationale:
Requested change from the RWWD Utility Administrator. Lowering the lake below 5 ft. creates issues with the water plant given the water level of the lake in relation to the elevation of the water plant.
6/9 Revised Rule: Updated worked in revised rule to add clarity based on member feedback.

There being no further discussion Shannon made a motion to accept the third and final reading with Gina Julien providing a second, motion carried.

Proposed Rule #4
Current Rule:
2.9 Motorized Carts

f) Motorized carts operated after dark will be inspected annually and must be equipped with the following functional safety devices: properly installed white headlights, properly installed red taillights, reflectors on each side, turn signals, brake lights, and amber or white flashing cautionary light. The front, rear and cautionary lights must be visible under normal conditions for a minimum of 500 feet.

Proposed Rule:
2.9 Motorized Carts

f) Motorized carts operated after dark will be inspected periodically and must be equipped with the following functional safety devices: properly installed white headlights, properly installed red taillights, reflectors on each side, turn signals, brake lights, and amber or white flashing cautionary light. The front, rear and cautionary lights must be visible under normal conditions for a minimum of 500 feet. The inspection schedule will be determined by the LSPOA office and approved by the Board.

Rationale:
This change is to provide the office with additional flexibility to inspect carts on a rotating basis instead of the requirement to inspect all night carts every year, given the increase in workload that cart inspections have generated over the past 10 years. Cart permits have risen 145% from 138 total permits in 2011 to 338 total permits in 2021. In 2011 only 9% of the permits were for night carts but, as illustrated in the graph below, this has risen to 62% (or 209) of the permits being night cart permits this year.



Note: Data for 2018 and 2019 is not available

There being no further discussion Shannon made a motion to accept the third and final reading with Gina Julien providing a second, motion carried.

Proposed Emergency Change #1
Shannon stated this rule was passed at an emergency special meeting of the Board on 5/26/2021. Shannon went on to read the proposed rule and the 2nd reading.

Current Rule:
No current rule

Proposed Rule:
12.24 No property owner will install a gasoline storage tank. Gasoline may not be stored within 20 feet of the shoreline.

Rationale:
Until the Board can understand the potential environmental impact to the surrounding soil and nearby lake, as well as the rules and regulations required for monitoring potential contamination, it was requested that we enact this emergency rule to prevent property owners from installing gasoline storage tanks or from storing gasoline near the shoreline.

Audience Discussion: One question was brought up by an audience member as some boats technically have a "portable" fuel tank that detaches and can be removed to fill and then reattached. Shannon stated this is not the type of fuel tank that is being referenced and if this is how the boat operates that is more than acceptable. Carol Goodwin did add that there are a few gasoline storage tanks already in the community and the office is aware of those and they are being grandfathered in.

After no further discussion Shannon made a motion to accept the reading and Ryan King provided a second, motion carried. The third and final reading will take place at the August meeting.

By-laws Discussion
Shannon Gibbs stated that the Executive Summary letter of the By-Laws changes was distributed at the Town Hall meeting on June 30th in the Community Room. We had a good discussion with the membership at that meeting. We took questions and made updates to the By-Laws on the fly. After that meeting those were the By-Laws that were ultimately published and are in the process of being voted on with the mailing. The voting is an all or nothing vote as there were lots of changes with many of them being small changes such as updating language to read member to membership, him/her to gender neutral references, chairman to chair, etc. The amount of these simple changes would make it hard to ensure each line item was approved and the language of the overall document remained consistent throughout. This is the reason as to why it's an all or nothing vote.

Shannon stated that the structure of our yearly budget is set up so we spend only what we take in each year. We adjust the dues and assessments based on what we need to function yearly. We use the cost of wages, equipment needs, gravel, and all other expenses necessary to keep the community looking nice as a base for our annual expenses. We do have set-aside accounts that would be similar to a Christmas club account you may have with a bank where we save for specific projects and anticipated larger expenses (dredging, paving, etc.).

At the end of the day we only charge enough on dues and assessments to match our anticipated expenses for the year. Any funds that were not spent at the end of the year go into the savings account (sinking fund), which would be used for emergencies, but rarely do we have much money leftover at the end of the budget year.

MLA (Multiple Lot Assessment)
Shannon stated that the MLA update was left out of the Executive Summary sheet, however, this was her error as she made the summary sheet. She stated that there was no malicious intent and that after going through lots of pages and redlined items this one was a short update and it was just simply missed. She apologized for the error, as it should have been included in the summary sheet.

Shannon stated that the By-laws committee was established in February and they've worked very hard to go through the document and make the updates where necessary. During this conversation it was brought up that every other fee charged by the association is set during the budget session each year and to remain consistent this language was being updated to allow for the same. Other fees set are assessments, stickers (boat/golf cart), boat slips, trash bags, etc. By updating the By-Laws to allow for this same future discussion made sense to the committee. The fee has been set at 10% since the 1990's. We can't determine what a future board might do but thought it made sense to allow for future conversations.

John Lecher added that back in the 1970's many people owned one lot and the lake had 1200 members. The MLA's weren't in place as more individuals started purchasing multiple lots but were added as the POA was receiving less income for the same number of properties, which resulted in the same amount of maintenance. Our current membership numbers are in the 800's. The overall dues have tracked pretty well with current inflation over the years.

During this time there was open discussion between the Board of Directors and the Membership and the following is a summary of those comments, concerns, and questions.

- By removing the 10% MLA this opens it up fully and it has no cap or maximum amount to be charged, essentially a blank check.
    - President Goodwin responded that the Board is held accountable by the membership. Not once during conversation was the intent to try and maximize the potential income by increasing MLA's. The committee was only trying to be consistent with how other fees are adjusted and giving that additional conversation on MLA's. The only intent was for consistency.
- Shannon Gibbs added that the committee held multiple meetings to go through the By-Laws at the recommendation of the new attorney since February. The By-laws hadn't been revised since 2007. There has been a lot of effort put into these changes and in order to have them ready to be distributed for voting with our annual election mailing. The only intent with the MLA update was to allow for consistency with adjustments to the MLA like all of the other fees associated.
- A member in the audience stated that he understands the effort that was put into the revisions. In regards to the MLA's it's been 10% since he's lived here and this

didn't seem to have any discussion or concern to be updated. He understands the need for a balance budget. Picking one group (multiple lot owners) to increase more than everyone else without being able to specifically vote on that increase is not right. There is no recourse once this is approved and becomes open ended. This provides too much discretion. He did state that he agrees with most of the other changes proposed in the By-laws update but thinks this should have been a separate vote to allow for the other items to pass.

- It was brought up that boat slips, golf cart stickers, boat stickers; those apply to a specific subset of members as well. But those are choices and are more luxury items. Owning multiple lots may be a choice to some but not always. Some homes are set across two lots or others are where there were multiple lots in with the purchase of their property as they are adjoining and provide privacy. In order to purchase the home they ended up with additional lots.
- The benefit to multiple lots off water is not having a neighbor build a home on top of you. In many instances when the home was purchased the additional lots were included with the mortgage and the potential sale of those lots is not possible at this time, as the mortgage company more than likely wouldn't release the additional properties.
- A member in the audience brought up that the increase of dues has actually been minimal over the years. However, there is nothing that prevents a large increase in our annual assessments as the additional amenities that are added and/or maintaining current amenities have costs associated with them. This is reflected by what the membership is demanding. Compared to other HOA's our fees are affordable.
- A member in the audience brought up that he understands if your home crosses two lots that you can't change that but look at the additional lots as an investment in the community. The property is increasing in value each year.
- A member in the audience stated he would rather the board spread the costs to the entire membership and not just think about charging multiple lot owners a greater amount. Don't punish those who have multiple off water lots to have a larger yard.
- Shannon Gibbs stated that at the June 30th By-laws meeting we listened to the membership and made changes on the fly. At the end of the meeting with the revisions made is what was sent out to be voted on. This MLA concern didn't come up at the meeting and wasn't zeroed in on.
- President Goodwin stated that we couldn't pull this change out as everything had been sent out to be voted on. She stated that there are very important topics in the revisions that need to be addressed and put in place. The committee was only trying to keep things consistent with how other fees are charged. The MLA seemed like a minor detail as we have other items that are considered prejudice to some and we are trying to put our By-laws in current times.
- A member in the audience stated that he understands there was no mis-intent with the change but this minor mistake could be a large disaster. How can we fix this and prevent members from agreeing to blank checks.
- Shannon Gibbs stated that we could make an emergency rule, in the Rules & Regulations, to have MLA's be 10% of the annual dues/assessments. We did not foresee this issue coming. By the MLA charge being a rule it would require a future

board to go through 3 readings and membership input to change. We could read the emergency rule this evening, which would immediately enact the rule and then present the true first reading at next months meeting. If the By-laws pass the rule would already be in place since it's an emergency rule. This would then protect the 10% MLA remaining the same.

- Mike Manlick stated that there was some concerns flying around on Lakers and that the intent with the change was not meant to be malicious. The Board works to have transparency with the members and this was a business decision to keep in line with current practices with other costs. The board asked for input at the Town Hall meeting and he thought it was one of the best meetings we've had.
- It was brought up that the MLA as stated in the By-Laws leaves it open to too much uncertainty and should have had a specific vote for that change.
- A member in the audience stated that we all have to cover the expenses one way or another.
- A member in the audience asked for everyone to have a little faith in the Board.
- A member in the audience agreed with the idea to make the change on MLA's to keep things consistent with how the current process works on setting fees. And to remember we vote in the Board each year.
- Steve Knight stated that the membership is here to tell us what we need and we appreciate the input, as it's extremely helpful to know the needs and wants of the membership. We can find solutions when we all come together. The emergency rule is a good solution in hopes that the By-laws can still pass. Just know that the Board is listening.
- Andy Laudick stated that past history should suggest that the Board tries to keep a good balance on fees and that common sense should tell us a future board won't put in place a large increase. It's all about compromise and balance.
- Carol stated that at the end of the day we are all neighbors and we only want what is best for the community. The Board did not have an agenda or bad intent with this update.
- Shannon Gibbs prepared an emergency rule to keep the MLA at 10%. The rule will be posted online and Vicki Wilson agreed to share it to Lakers. We will do the best to get the rule out so everyone is aware of the update. We understand the ballots have already been sent out and that not everyone may see the update to the rule.

Proposed Emergency Rule 11.6

Current Rule:
No current rule

Proposed Rule 11.6:
11.16 – Multiple Lot Assessment: The amount of the assessment shall be 10% of the annual dues and assessments.

Rationale:

This is the same language that was previously in the By-Laws. Changes to this rule in the future would follow the normal rules process of three readings, which would allow for member input and feedback.

A motion was made by Shannon Gibbs to accept the emergency rule and was seconded by Gina Julien, motion carried.

Recreation – Steve Knight
Steve provided the following report. The Swing band was a great success. People really enjoyed the variety of music they brought to the lake. 4th of July weekend was a huge success. We had great events and the weather was perfect.

Upcoming events

- Jaxson Deno this Saturday (July 17th)
- Belairs on Saturday, July 24th
- Retro Brothers on Saturday, July 31st
- Luau on Saturday, August 14th
- Car Show on Saturday, August 28th
  Please contact Steve Knight if you will be bringing a car/cart/bike.
  Remember, 'if you can drive it or ride it, you can show it!!!'
- Banister Family Bluegrass Band on Saturday, September 4th.

Steve went on to thank Carol Goodwin for her 7 years of service and leadership on the LSPOA board. Steve presented a cake and Ryan King presented flowers to Carol for the celebration.

Lakes & Beaches – Gina Julien
Gina provided the following Lakes & Beaches report.

Aquatic Plants
As previously reported Aquatic Control planted native plants both in water and at the shore line at lot 288/cove on May 20. Water willow, water lily, pickerelweed and 2 types of bulrush were planted. On June 3 and again on June 19 we had extraordinary amounts of rain causing major floods and extensive water run off into the planting area and cove. On July 1, we accompanied Aquatic Control on a survey of the area to check for plant viability. Unfortunately, many of the in-water plants were washed away. Aquatic Control will replant using larger plants and coconut mats to hold the plants in place giving them greater likelihood of establishing roots. That will be completed later this month or in August.

Engineering Study - FPBH Contractor
Several members of the Lake/Beaches Committee and our Lake Manager had a teleconference with our engineering firm on June 24 to get an update on the lake study. At that point, they were in the midst of completing studies on sediment rate, flow rates, bathymetric mapping and measuring silt levels. FPBH anticipates having their site study completed by the end of August and a final report sent back to us by late

September. After receiving the completed engineering study and recommendations, we will have open form/town hall meetings to review the data, recommendations and next steps.

Dredging
Dredging of the last cove to the west of the fishing cove was slated to begin this month. However, we are still waiting for our permit from IDNR. Of note, we submitted the application in March and published the mandatory public notice in April. Our Lake Manager has followed up on numerous occasions to check on the status of the permit. Unfortunately, government agencies/processes take longer time than anticipated. Once we get our permit, the dredging will begin.

Dam Inspection
Dam Inspections occur every three years. Our last inspection was in 2019. We reached out to INDNR to get scheduled for our inspection and are on the books for October of this year. Gina will report the findings once the inspection is complete.

Fish Survey
Fish Surveys are also conducted every three years. We are scheduled with Aquatic Control for a survey in October. Gina will report findings/recommendations once complete. We previously budgeted for this survey in the amount of $3,000 but did not include sales tax in our budget calculations. The amount of the contract for the survey is $3,000 plus tax of $210, totaling $3,210.00.

Gina made a motion to approve the fish survey for the total amount of $3,210.00 with Billy providing a second, motion carried.

Membership – Andy Laudick
Andy stated we had 4 new members in the month of June. As recommended we are no longer reading the names and lot numbers of the new members. Andy added that he is working on the final edits of a video to be posted on the website with aerial view showing our beautiful amenities.

Community Room Committee – Andy Laudick
No report given.

Building Committee – Ryan King
The following building permits were issued in June:

- Harlan Smith 892 Rip Rap
- Joseph & Sandy Gentry 888 Addition, Deck, Shingles
- William Chaffin 432 Culvert
- Kevin Choate 440 Shingles

Clean Up – Ryan King
No report given.

Roads & Maintenance – Bill Ryle

Billy stated that he is reviewing drainage issues and complaints with Brandon and John. However, with the amount of heavy rains we've had this spring and summer, drainage issues are going to happen. Billy is looking at dust control options for the gravel roads. He asked if anyone had recommendations he would greatly appreciate the input.

Security – Mike Manlick
Mike stated that the 4th of July weekend went very smooth on the Security front. Some tickets have been issued for various items but overall the summer seems to be fairly calm compared to years past.

Reminder – If you see something, say something.

It was suggested in member comments that members make an effort to drive at lower speeds on gravel roads to help with the amount of dust that is being kicked up.

New tires were needed for the Security Truck as they were fairly worn when we purchased the truck and the seams were starting to show. An emergency decision was made to approve the purchase of tires prior to the meeting. The purchase was from Shelby Tire & Auto Care in the amount of $946.64; Mike did request a motion for the purchase of tires in the amount of $946.64 with Steve Knight seconding, motion carried.

OLD BUSINESS
No old business

NEW BUSINESS
Election Committee – President Goodwin presented the following three members for the counting of the election ballots and by laws voting: Polly Fox, Nancy Fredrickson, and Donna Knight. Carol asked for a motion to accept the committee with Gina Julien providing a second, motion carried.

MANAGER'S REPORT
John Lecher was present via conference call and stated he didn't have a report this month but he did want to thank Carol for her service on the Board of Directors the last 7 years and specifically the last 20 months in helping him become established as Lake Manager.

There being no further business, Shannon Gibbs moved to adjourn, seconded by Stephanie Peetz, motion carried. The next regular meeting will be held on August 11, 2021 at 7:30 PM in the Community Room.

The minutes are subject to approval by the LSPOA Board of Directors at the August 11, 2021 meeting.

Respectfully submitted,
Stephanie Peetz, Secretary