

## Lake Shore Estates Home Owners Association

Annual Meeting June 3, 2018

The meeting was called to order by acting Vice President Jeff Kuch at 11:15 a.m. after all members had signed in. Greg Ficek moved to approve with the agenda for the meeting. Deb Creel Seconded and motion passed. The officers and board members present were introduced: Jeff Kuch-Vice President, Deanne Gierke- Secretary, Scott Kudrna – Board member, David Kostelecky – Board member. Not present was President Justin Fettig. There were 45 lots owners represented in person or by proxy.

Secretary Deanne apologized for not having 10 full days after the notice was sent out.

The minutes of the 2017 Annual meeting were distributed for review both at the meeting and emailed to all members. Janice Wallender moved to approve the minutes as presented. Nancy Hartman seconded. Motion approved by members.

**Reports by committees:** Executive committee report was given by Jeff Kuch. The secretary position was filled by Deanne Gierke. We have a new website for the association which should be easier for everyone. Lakeshoreestate.org Clyde Grosz continues to be the yard maintenance employee. The board developed a Complaint form for members not liking something. The water Diversion project has been discussed and reviewed. Many building permits were reviewed and approved through the year. Because of disagreement with a lot owner we did have to pay some legal fees. The snow removal contract was given to Randy Byram. The road work on Forest Drive was also completed by Randy Byram and will be monitored as the rains come. The board reviewed and awarded a bid for the sealing and repair of Lakeshore Drive. We had some challenges this year with the irrigation water pumps. We had to spend some money on the repair of the newer pump and also have purchased a new back up motor/pump. Future challenges are our water systems, road repair and building, weight restrictions of the Lake Shore Drive, capping of the well, and diversion completion.

Potable water committee: Jerry Scharbach, Bo Klindworth, Marie Johnson: We need to review the valves and preplace. The water-pit was dug up and cleaned but no valve found to shut off Dakota Waters. Kuntz valve is not accessible and needs work. Valve at Bruce Berkland lot needs to be replaced not working. Last year we had an average of 33 psi but this year we are running a bit lower. Marie will look into the contract and see if we are able to get higher.

**Treasurers Report:** The report was prepared and given by Deanne Gierke. The water usage grid has not changed but has just been updated for the usage and time spent at the property to the best knowledge of the board and respond by members. The expenses were presented for the 2017 year and the are a bit off as some bills that should be on the report were not paid. The storage bill, Forest Drive repair and snow removal bills were not paid because waiting for check blanks to come and also new Treasurer. The budget for 218-2019 were presented and changers were pointed out. Dina Benz moved to approve the budget as printed. Amber Kimble seconded. Motion passed.

Reminders: need to present a Building permit for any work being completed at your lot, potable water is for drinking and inside house only, please don't was vehicles with the potable water, any work done on the potable water line must be completed by a licensed plumber, no traveling on corp property, be

mindful of ATV and golf cart usage, guest campers in the yards are to be minimized to a total of 2 weeks per year, be mindful of fire bans when using fireworks, no discharge of firearms. It was discussed at length the speeding of members and visitors on our roads. The insulation of speed bumps or additional signs were brought up. Deanne will look into the coverage on the insurance policy and the board will decide which way to go. The docks will be taken out on October 1<sup>st</sup>. Amber will be spraying the Corp land next week so be mindful.

**Runoff water project:** Greg Ficek reported on the current plan for a 4" perforated pipe to be laid as a drain-tile run adjacent to and under the section line road. There will be a lift station around the fenced area and flow into the lake. There will be 4 water inlets on the surface into the system. The system will not use gravity as the pipe would have to be too low. The water that will be coming out into the lake will be good clean water. The committee has traveled to other such systems and tested the waters! An agreement is not yet signed but the plan to have full agreement from LSE, Randy Byram, Boeshans and the Water Board first, then go to the Corp for the final approval. It has been a long process but hopeful for fall. Once the association gives the \$40,000 our commitment to the project is done. We will be responsible for emergency water in the future with no help from the Water Board.

Linda Scharbach and Deb Creel volunteered to be the ballot counters for the election. Janice Wallender moved to approve and Marie Johnson second. Motion passed.

**Election:** The position of a three year board member is open for election to fill Scott Kudrna spot. Nominations were open. Scott was nominated but declined. Dale Poeckes was nominated but declined. For lack of nominations they were closed. The position for a three year board position was opened to replace Dave Kostelecky. Dave declined a nomination and nominations were closed because of lack of nominations. The two year position being vacated by Deanne Gierke was opened and then closed because of lack of nominations. Vice president Kuch handed out some fliers as a result because a board can't work with only two members. The flier outlined the options that the association has for the lack of board members. Marie Johnson moved to get this information to all members and call a special meeting to discuss. Amber Kimball seconded. An amendment was moved by Janice and second by Jerry to set the date as July 6<sup>th</sup> at 7pm. Motion with the amendment passed.

**New Business:** Jeff went over the capital improvements that will need to be made in the future and how do we want to assess the bill to all? Please be thinking about it. Also Deanne presented some needed changes to the bylaws to allow for better conduction of business, update the number of lots and address. Also needing to be updating is the way we communicate. Again all for review as we need to have 69 voting members to agree to make any changes.

Deb Creel moved to adjourn meeting and Nancy Hartman seconded. Motion passed.