

LSE 2020 Annual Meeting Minutes to be voted on at the 2021 LSE Annual Meeting  
**Lake Shore Estates**

*Annual Meeting  
August 8, 2020  
Scharbach/Foth driveways*

1. ***Call Meeting to Order*** The annual meeting of the Lake Shore Estates Homeowners Association was called to order by President Jeff Kuch at 10:00 a.m. on August 8, 2020.. **A motion was made to accept the agenda with the addition of 8.1 Owner Information and 10.e Secretary Office, 10.f Treasurer Office. Motion by D. Gierke, seconded by B. Misslin. Motion carried.**
2. ***President's Report*** A welcome and a thank you for attending the meeting was given to all members of the LSE Homeowners Association. Social distancing was recommended (six foot spaced hula hoops were provided.) Face masks were encouraged but not required. Thanks to Kim Birkeland for her years of service to the Association as Treasurer. Thanks to Chris and Sheila Marshall for their work on the By-Laws/Covenants/Water Grid/Camper Survey. Thanks to all the volunteers who do the little things that allow the Association to function.
3. ***Introduction of Board of Directors and Recording Secretary*** Board members present were Jeff Kuch, President, Brent Wallender, Secretary, Craig Becker, Vice President, Sheila Marshall member-at-large, Bill Misslin, member-at-large, Mark Kaffar, Attorney.
4. ***Roll Call*** Homeowners were asked to stand and introduce themselves. Fifty-six homeowners were present and 22.5 were represented by proxy.
5. ***Proof of Notice of Meeting*** Notice of meeting was mailed by the USPS on July 22, 2020 as notarized by Attorney Mark Kaffar. Mailed packets included a greeting letter, time/date/location of the annual meeting, the agenda, and a copy of the proposed changes to the By-laws, Covenants, and Policies. Notice was also posted on the website.
6. ***Secretary's Report*** The minutes of the 2019 Annual Meeting were read. **A motion was made by L. Aanderud, seconded by C. Grosz to approve the minutes. Approved by voice vote.**
7. ***Report of Committees***
  - a. ***Potable and Irrigation Water Committee*** There was nothing to report. Homeowners have noticed better service with the increase in water pressure in 2019 from 37 psi to 45 psi. A question was raised about water charges for lots with no structures and a potable water leak that occurred on one of these lots. A settlement was reached with lot owner on extra water charges due to that leak. J. Scharbach commented on the relatively inexpensive water agreement that we have as a homeowner's association with SW Water and pointed out that the cost of individual hookups would drastically increase those charges.
  - b. ***Lake Shore Water Diversion Project*** M. Kaffar and G. Ficek reported that all relative parties have signed the agreement with the exception of the Corp of Engineers . We are currently working on the 404 Permit with the Corp of Engineers which is a request to drain the pond into Lake Sakakawea. Covid-19 has contributed to slow movement on the project.

c. *Audit Committee* Members of the Audit Committee were G. Ficek, D. Poeckus,, K. Birkeland, and S. Marshall. The committee reported that there were no discrepancies in the books.

d. *Ballot Committee* **A motion was made by L. Klindworth, seconded by G. Ficek to appoint D. Gierke and P. Blees to the Ballot Committee. Approved by voice vote.**

## **8. Treasurer's Report**

a. *Water usage and payment grid* S. Marshall gave a brief overview of the water payment grid. Individual payment is based on structure, usage (year around, summer only, and seasonal), family size, and washer/dishwasher.

b. *Expenses 2019* See attached handout of the 2019 expenses that was provided to all members attending the meeting.

c. *Budget 2020-2021 and lot fees* Copies of the budget were available for the lot owners to review which included proposed 2020 budget and actual expenses to date. Discussion was held concerning purchase of a 12 foot x 24 foot storage building and the bids received, road maintenance, well capping, increasing liability insurance from \$1 million to \$2 million (current coverage on storage building and contents, and irrigation dock) new and replacement valves for common water systems, and annual fees. **A motion to approve the budget with \$500 annual association fees for each lot was made by J. Scharbach, seconded by K. Klindworth. Approved by a voice vote. Motion carried.**

## **9. Old Business**

a. *By-laws, Covenants and Policy's* After a lengthy discussion on developer language, notification methods, incorrect language, voting requirements, and quorums **a motion was made by C. Grosz, seconded by P. Blees to approve the changes to the By-laws and Covenants as proposed. Motion withdrawn.** Further discussion ensued. **A motion to revert quorum language in Article 3, section 10 of schedule B of the ByLaws and Covenants from 51 percent to 1/3 of lot owners was made by J. Scharbach, seconded by J. Berger. Roll Call Vote. (42 aye, 36.5 nay.) Motion failed because of 3/4th super majority required to change ByLaws.** Due to lack consensus, **a motion was made by B. Misslin, seconded by P. Blees to refer this item back to committee. Motion carried by voice vote.** A committee was formed to study and bring back proposed changes to the 2021 Annual Meeting. Committee members are D. Gierke, Chairwoman, J. Fettig, N. Corbin, J. Berger, P. Blees, R. Moody, A. Petrowitz. \_

b. *Camper Policy* There were 59 responses to the camper policy survey. The majority were in favor of the current policy of 14 days for guest campers. Storage of personal campers is acceptable. There should be no additional potable water charges for guest camper usage.

## **10. New Business**

a. *Capital Improvements* Item not discussed

1. Owner Information Item not discussed

**11. Election of Inspections of Election** D. Gierke and P. Blees were appointed to count ballots if needed

**12. Election of Board of Director Positions - Election of two 3-year positions (J. Kuch, B. Wallender)**

J. Fettig nominated by A. Petrowitz, seconded by R. Moody. P. Blees nominated by D. Gierke, seconded by K. Birkeland. Fettig withdrew. **Motion by B. Misslin, seconded by G. Ficek for nominations to cease. Motion carried by voice vote. Blees elected to serve a 3-year term.**

J. Fettig nominated by A. Petrowitz, seconded by R. Moody. J. Kuch nominated by G. Ficek, seconded by J. Scharbach. **Vote by written ballot. J. Kuch elected to serve 3-year term.**

**13. Adjourn Motion to adjourn by A. Kimbel, seconded by D. Poeckes. Motion carried.**

Respectfully submitted,

Brent Wallender, Secretary