

LLE#3 Board Meeting

May 9, 2022, 6:30pm

President Tena Oates opened the board meeting at 6:30pm. Present were President Tena Oates, VP Randy Smith, 1st VP Dave Foster, Treasurer Diana Wilson and Secretary Teri Sentz. There were no POA members present as observers.

Business

-Tena Oates reported that the roads/drainage project is proceeding as scheduled.

-Teri Sentz reported that she had been approached by members of the community who had questioned the nature of this board meeting. Dave Foster and Randy Smith said they had been approached as well. In question was whether or not the board was making financial decisions without a vote from members. The discussion that ensued outlined the nature of this meeting: to get a progress report on improvements at the Point and Pavilion that had been previously voted on by community members (which address safety issues). There was a further reiterating of the by-laws, which state that any member of the community is welcome to attend board meetings as an observer, as long as the subject matter of the meeting does not involve "...personnel, pending or threatened litigation, contract negotiations, enforcement actions, confidential communications with the property owners' association's attorney, matters that are to remain confidential by request of the affected parties and agreement of the Board of Directors." (Article VIII, Section 5b).

-Randy Smith presented the board with a spreadsheet of the work to be done at the Point/Pavilion (attached). The remainder of these minutes will reference the spreadsheet.

1. Boat Ramp: Randy reported that the complete repair of this project will be on hold until possibly October. There will be a temporary epoxy fix to ensure the safety of those launching their boats this summer. He explained the nature of the product and how it works. Tena Oates asked for the Safety Data Sheet, which Randy will supply. (Post note: the safety data sheet is on file). The work for this project will be done by Randy, Chris Timmerman (who has worked with the product in the past) and other volunteers. The permanent fix to the boat ramp will be re-visited after the summer boating season, and the epoxy fix will be evaluated for effectiveness.
2. Lights at fishing pier: Randy explained that there is a need for two breakers. To date, the cost to install these is under budget, with volunteer labor from a relative of Chris Timmerman (Joey), who is an electrician. SHECO has already put in the power pole. The projected cost for these additional lights will be \$22/month.
3. Ladder at swimming hole: ***I do not have notes about this discussion – please advise!***
4. Kayak Racks: this is a wish list item that will be on hold until liability insurance is further researched.
5. Wi-fi at Pavilion: this is a wish list item that is on hold.
6. Crushed concrete and dirt work: Randy said he and Chris Timmerman will do all of the dirt work. The various low spots around the Point were addressed.

