

Spring Lake Board Meeting
Thursday, August 21, 2014
6:00 pm
Shelter House at the Beach

Members Present:, Dean DeCock, Nancy Forquer, Dick Gooch, Gary Hartman Jane Kieler, Ferrell Moots, Patty Shockey, Pam Sylvara, Mary Updyke, Dave Van Laningham

Not Attending: Larry Attebery, Robin Gryting, Tom Ireland

The meeting was called to order by Dick Gooch, Vice President.

Motion by Mary Updyke and duly seconded to approve the minutes of the last meeting as posted.

Treasurer's Report: Dean DeCock presented the treasurer's report. It was noted that receipts were up by \$7 thousand from last month. The dredging fund currently stands at \$216 thousand. It was noted that the Board has agreed that ongoing bills should be paid as long as they do not exceed the amount budgeted.

Zimmerman Construction has not yet submitted an August bill for dredging the silt dam at the north end of the lake. To date work is 90% completed.

Motion Pam Sylvara and duly seconded to pay Zimmerman's bill if/when presented up to 90% of the budgeted amount. Carried.

Aging Summary: The following unpaid accounts were reviewed:

Biggerstaff (Q1) A letter was sent on 6/27/14 requesting that the dock be relocated by 8/1/14 and that either the outstanding debt be paid or a payment schedule set up by 8/1/14. A response from John Biggerstaff has been received by Larry Attebery, but no action has been taken as of this meeting.

The property remains in disrepair and is in need of mowing. Mary Updyke will ask Bill to mow the lot and a bill will be submitted to the owners.

It was noted that there are multiple owners of this property and the question was raised as to whom the property was transferred. Discussion followed. Dean DeCock will follow up with Daniels and Taggart to request a complete record of what is owed as on the property far back as their records go.

Kanan (G10) A letter was sent 8/25 asking that the account be brought up to date by 8/18/14. As of the date of this meeting, no response has been received.

Youngblood :(K6) The original letter was sent on 6/27 followed by a second on 7/17. The second letter was delivered on 8/5/14 to a new address. Dick Gooch received a response in 7/23/14. The owners were asked to make a significant payment on the outstanding amount in the near future and to set up a payment plan with Daniels and Taggart. A response is expected by the end of the month.
Original letter sent 6/27 with a response by 7/17. Return response on 7/23 not

Blaisdell: (B16) The property will go up for a Sheriff's sale (county taxes) on 8/25/14. It has been determined that Spring Lake does not want to purchase the property at this time. At this time unpaid taxes amount to approximately \$2,300. Spring Lake is owed approximately \$14 thousand. Daniels & Taggart have provided a letter that outlines what is owed to Spring Lake which will be read prior to the auction.

Old Business:

Piland: (I9) A letter was sent via priority mail on 7/25/14 and delivered 7/28/14 stating that the red car must be in working order and removed from Spring Lake property by 8/27/14. No response has been received. Gary Hartman has contacted a towing company that has agreed to remove and store the car at the owner's expense. It was agreed that Gary would contact the company and ask that the car be removed as of 9/4/14.

Discussion followed regarding changes in ownership of that property. It was suggested that a title search be conducted as well as a search of Spring Lake stock certificated.

Culvert Repair: B&S contractors have looked at 7 sites. Two are rotted and the remaining 5 need to be cleaned out. The culvert by Sylvara's (J16, 17 & ½ 18) needs to be replaced'. The culvert by Moots (M3, 4) and VanLaningham (L15) need cleaning and some repair. Two thousand dollars have been budgeted for repairs in the 2013/14 budget. Dick Gooch will bring the estimated repair costs to the next meeting.

Silt Dam Repair: Repair to the west silt dam have not yet begun. Pictures of the north silt dam will be posted on the website.

Rules & Regulations Review: The latest draft was briefly reviewed. It was agreed to revise the existing rule about modular homes and to discuss requirements for encapsulated foam at the next meeting.

Committee Reports;

Lake & Grounds: The beach needs to be bladed and cleaned after the heavy rains of the past few weeks. It was agreed that a beach clean-up day would be set **Saturday 9/6/14 - Time: 9:00** am starting at the beach shelter house. Also at 8:30 am on the morning of 9/6 **anyone wanting to hunt on Spring Lake property** should plan to meet at the beach to sign up for a hunting spot.

The 55 acres bordering Spring Lake have been purchased and the new owner would like to put in a gate on Spring Lake property to have better access for mowing. The property has an access point by the Methodist Church in Yarrow. Discussion followed and it was agreed to deny the request.

The Bedford family (L8, 9) have constructed a beach on Spring Lake property without consent of the Architectural committee. Dick will contact the homeowners to discuss the situation.

The DNR fish survey has been received. The information includes preferred stock distribution and recommendations for lake management. Significant among the recommendation was insufficient vegetation and aquatic plants around the lake. Ferrell will review these recommendation prior to the next meeting. It was noted that October is a good time to stock new fish. The questions was asked as to how the planned dredging would affect this decision.

Architecture: The property on lot J ½ 18, K1 has had a limb fall on their roof. Dick has contacted the Purvis family so they are aware of the damage. The rope swing and ramp in front of Lot K2 on Spring Lake property within 20' of the shore will be removed.

Roads: No report

Membership: Lot G19 at 26118 Spring Lake Trail (formerly belonging to the Norfolk family) has been purchased by Casey and Danae McKim. The purchase was approved by telephone poll of the Board.

Discussion followed regarding paperwork for transfer of property among the Gooch family.

Safety & Recreation: Two steel posts in the lake in front of Mark Munn's house (F 12, 13) - as well as in several locations around the lake - should be removed. It was suggested that the owners be notified and that the posts be removed on clean-up day.

Dave has ordered six 24x32 inch signs with fishing rules and updated boat regulations to be posted at each boat ramp and the mail boxes. The estimated cost is \$387.00. Discussion followed.

Motion by Pam Sylvara and duly seconded to purchase and pay for 6 signs with the using money budgeted in the miscellaneous funds. Carried.

Sewer: The committee is making progress eliminating chronic problems with the system and is continuing to work toward looping electric meters.

New Business:

Nominating Committee. Pam Sylvara was asked to chair the nominating committee charged with presenting a slate of officers at the October annual meeting. Additional committee members include Patty Shockey, Dave VanLaningham and Gary Brittle. Additional members will be recruited and a slate will be presented to the Board at the next meeting. A new treasurer and 4 new Board members will be needed.

Discussion followed regarding the annual meeting and it was agreed that last November's decision to purchase only one meal per lot/shareholder will be rescinded. It was agreed that the Board would pay for two meals per lot/shareholder for those property owners in good standing. Reservations are required. Shareholders may purchase additional meals if reservations are made in advance. Shareholders not in good standing may attend the meeting but may not vote and must pay for all meals.

Spring Lake Annual Meeting

Immediately followed by
Spring Lake Sewer Company Annual Meeting
October 16, 2014
6:00 pm
Kirksville Country Club

Reservations required by October 8, 2014

RSVP to Mary Updyke
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