

CLPOA Board of Trustees Meeting – August 11, 2020 – Approved September 8, 2020

Board of Trustees Meeting

Motion 20-059: Michael Dorne made an eMotion on July 16, 2020, that in the Rules and Regulations, section 14, K under the Traffic Violations, second offense, remove “of violating the warning”. Suprena Lohrer seconded. Motion passed unanimously, 9-0.

Motion 20-060: Bill Laney made an eMotion on July 28, 2020, to approve the shed (length) for Lot #0487. Christine Cooney seconded. Motion passed unanimously, 9-0.

Motion 20-061: Suprena Lohrer moved to reach back out to the attorney. No second. Motion died.

Motion 20-062: Bill Laney moved to approve the July 2020 minutes as corrected. Jim Price seconded. Passed 9-0.

Motion 20-063: Bill Laney moved that we agree to incorporate the Choctaw Utilities Administration operation in-house under the direction of the CLPOA office staff and Mike Casimir. Jim Price seconded. Failed 0-9.

Motion 20-064: Christine Cooney moved to adopt the following resolution “CLPOA Resolves that Choctaw Utilities should move their office administration back to the CLPOA office. This move should occur within 30 days. The current cost will continue to be paid by Choctaw Utilities”. Bill Laney Seconded. Passed 6-3.

Call to Order: The Board of Trustees meeting convened at 7:00 p.m. in the CLPOA Lodge.

Roll Call: Vice-President Michael Dorne – present; Brian Welch – present; Dave Wheatley – present; Jim Price – present; Bill Laney – present; President Christine Cooney – present; Steve Grapp – present, via phone; Treasurer Suprena Lohrer – present, via phone; Angela Watson – present, via phone.

Property owners in attendance: Zane Miller (Lot #1018), Kim Stamper (Lot #0459), Bill Keegan (Lot #0460).

Others in attendance: Mike Casimir, Chief Bell.

Property Owners Time:

Zane Miller (Lot #1018), just moved here and wanted to introduce himself and get involved. He asked about the boat and car stickers and gated communities. He provided some suggestions for the stickers. Michael Dorne indicated that the board will look at sticker options in 2022 when the stickers expire.

Kim Stamper (Lot #0459), and son Scott came to discuss the complaint they made, two meetings ago. She appreciated the letter received from the CLPOA Attorney but disagreed with some of the Attorney's statements. She explained her issue with the cameras. The board agreed to contact the property owner with the cameras.

Motion 20-061 was made. Motion Died.

Approval of July 2020 Minutes:

Motion 20-062 was made and passed 9-0.

Board of Trustees Committee Reports:

Constitution, Rules & Regulations: (*Chair – Steve Grapp*)

Brian Welch reported on some grammatical errors in the Harassment Policy and will bring them to the next board meeting.

Investment: (*Chair – Dave Wheatley*)

Dave Wheatley reported that our investment stands at \$2,190,000. The markets are still very volatile so we are not making any changes at this time.

CLPOA/CU Exploratory: (*Co-Chairs – Christine Cooney, Kent Feliks*)

Christine Cooney reported that we haven't advanced since June. There is a disagreement on whether this would be a taxable event or not. Paul Rennit continues to research.

Lake Drainage, Roads & Dam: (*Chair – Brian Welch*)

Brian Welch reported that the soccer field project is completed. The path of the water has been straightened, and a swale constructed to keep the field from flooding. He also reported on getting a proposal for the clean-up of a marshy area east of the intersection of Yuma and Cherokee. Mike met with a PO on Cherokee who showed him a way to divert a lot of the water coming off the farm field to the west towards Georges Fork. We will foot the cost, but we will need the farmer's permission to cross his property. This work should greatly reduce the amount of water draining down Cherokee. The county engineer is going to give Mike a topography map of the area to aid in the work.

Lake Water Quality: (*Chair – Michael Dorne*)

Mike Casimir indicated that the water looked good but will take a sample next week to see if there is anything that needs to be done before Labor Day.

Mike also indicated that dredging conversations have started and he has reached out to the contractors. He is looking at May or early spring for possibly dredging the targeted shallow areas.

Land/Facility & Long Range Planning: (*Chair – Suprena Lohrer*)

Suprena Lohrer reported that the committee is scheduled to meet later this week to review the forecast and plan.

Personnel: (Chair – *Jim Price*)

Nothing to report.

Lake Committee Reports:

Building Review: (Chair – *Bill Laney*)

Mike Casimir provided details for a requested fence variance on Lot #0149. The board sent this back to the Committee to discuss options with the property owner.

Choctaw Utilities: (Chair – *Brian Welch*)

Brian Welch reported that the water ban continues. He also indicated that the explanation provided by Dave Lohrer on Nextdoor did a good job of explaining the reasons for the increase in brown water during times of low water levels. Brian also reported that the new plant is scheduled to be online in September. The next Water Board meeting is scheduled for August 24th at 7:00 p.m. The CLPOA board was invited to tour the plant.

Collections: (Chair – *Suprena Lohrer*)

Report as submitted.

Patrol Report: (Chief *Bell*)

Chief Bell reported that the Boat Patrol has set up safety checkpoints and are being more assertive. So far this has been well received.

Steve Grapp asked about the traffic calming device. Mike Casimir indicated that he was getting quotes. This is not in the current budget so it may have to be placed on the wish list for Long-Range Planning to review.

Property Manager Report: (*Mike Casimir*)

Report at submitted. Mike Casimir also reported that he will look into smoothing out the area near the dock and the beach where there are ruts.

Communications & Publications: (Chair – *Brian Welch*)

Nothing to report.

Recreation: (Chair – *Angela Watson*)

Angela Watson reported on her concerns about Community Days in light of the email from the Health Department. The Craces plan to have activities and fireworks. The concerts are scheduled for Friday and Sunday. Precautions and following the CDC guidelines were enforced for the concerts and will continue to be enforced for Community Days.

Sewer Report: (Chair – *Michael Dorne*)

Michael Dorne provided information on what transpired during the meeting. Financials, the Somerford sewer, and water project, and a grinder pump replacement project. The next meeting is in November.

Treasurer Report: (*Suprena Lohrer*)

Suprena provided the financial package. The board reviewed and discussed.

Old Business:

The board discussed how to save money with the Utility Company. The conclusion of the committee's research is to have the office administration of the Utility Company move back into CLPOA. **Motion 20-063** was made and Failed 0-9. After further discussion the board passed the following Resolution:

"CLPOA Resolves that Choctaw Utilities should move their office administration back to the CLPOA office. This move should occur within 30 days. The current cost will continue to be paid by Choctaw Utilities".

Motion 20-064 was made and passed 6-3.

New Business:**Comments, Announcements, and other business:****Proof of Liability Insurance for Boaters:**

Dave Wheatley, on behalf of a property owner, submitted this question. Should we be thinking about enforcing such a rule? Discussion followed. Since it is not a requirement of the State of Ohio, it is not something that we should be considering.

Lake Water Level for the Winter:

Bill Laney reported that he has had several comments and requests from property owners about our winter lake level for this year. He indicated that the property owners were able to get work done on their shores and docks. Mike Casimir reported that he plans to do what he did last year.

Stickers on Boats and Cars:

Discussed the current stickers, static cling placards, and costs. Michael Dorne will look into the options.

Subsidiary Investment:

Suprena Lohrer reported that she is checking into the investment of our subsidiary on our balance sheet. The number was changed after the audit and does not reflect the fair market value.

Bill Laney moved to adjourn the meeting. Jim Price seconded.

Meeting adjourned at 9:54 p.m.

Minutes compiled by Barbara Moore.