

LAKE SENECA PROPERTY OWNERS ASSOC., INC.
BOARD MEETING DECEMBER 10, 2009

Janice Bilton called the December 10th 2009 board meeting to order. The following board members were also present: Lynn Elston, Ron Parke David Deubner. Mark Shenkel, Tim Moll and Jim Donze were absent. Janice Bilton informed everyone that we are working on collections and we're not going to nice anymore.

Minutes from November 12, 2009 Meeting: Janice Bilton asked the board members if they had any questions, additions or changes to these minutes. Ron Parke made the motion to accept the minutes as printed. Lynn Elston seconded it. Vote was taken and it was unanimous. **Motion passed - Motion 09/12//01.**

Treasurer's Report: Lynn Elston asked the members to review November 2009 Balance Sheet as follows:

LSPOA Checking	-----	\$	7,932.28
Petty Cash	-----	\$	200.00
Operating Fund - Savings	-----	\$	24,331.38
Dam Fund - Savings	-----	\$	108,703.59
Capital Reserve Account	-----	\$	3,086.83
Operating Reserve	-----	\$	29,098.90
LSPOA Checking w/Huntington BK		\$	892.93
Emergency Reserve Fund	-----	\$	<u>15,579.80</u>
Total Current Assets			<u>\$189,825.71</u>

Everything is tracking as expected. Janice and I will make the \$61,700.00 plus dam payment next week, which will come out of the Dam Fund Savings account. The reserve accounts look like we will be able to maintain those through the rest of the year.

I spoke with the Auditor about the taxes on this building. They never got back to me. So, in January we'll have to get a form and do an official appeal on lowering the taxes on this building.

The other thing is, the petitions that we all signed were sent out to Senator Beuhrer, Goodwin, County Commissioners, Treasurer, Auditor and Bridgewater Trustees. A day after we sent those, we got a phone call from Senator Beuhrer's office in Columbus. One of his staff called me and she was very supportive in what we had to say. She suggested we get two or three Trustees, go to the Auditor and demand a listing of all the taxes coming off this lake. Once we get that information, we should take that to the Township Trustees and the County Commissioners to see if, in fact, they're getting that money and what are they doing with it. We also have been in contact with another lake, Lake Cinnamon, in Northeastern Ohio. They had a Political Action Committee at their lake. They really campaigned to all their political leaders. Representative Latta's office actually got that lake a million and a half dollar grant for water, which they wound up not using because they hooked up with the county or township there. Maybe we need to think about getting a Political Committee together as a follow up on what we're trying to do here.

Janice Bilton asked for a motion to accept the Treasurer's Report. Ron Parke made the motion. David Deubner seconded it. Vote was unanimous. **Motion Passed – Motion #09/12/02.**

At this point Janice Bilton wanted to make a statement. She stated that we are not making any more payment schedules for people to pay their dues and dam assessments. We're not a bank. We don't charge enough interest and we can't collect it. Coming in here and paying \$10 or \$100 monthly is not going to do it. If you do that, you will still be sent to collection and will still be charged interest. So, be warned.

Maintenance & Bridge: Ron Parke – I don't have anything to report. Everything is put away. The trucks are ready for snow plowing. Linda Earhart asked who will be plowing this season. Ron Parke stated that he and

Board Meeting for December 10, 2009 – Maintenance & Bridge Cont.:

Jim Coolman will be plowing. Randy Bernath said he would volunteer also. Janice Bilton said we have salt, sand, a truck and a driver. That's all we need.

Office: Lynn Elston – Our people in the office are spending an awful lot of time on this collection process. That's what Janice is talking about. It is getting to be an administrative nightmare. People come in and make a payment, you have to write them a receipt, put it in the computer, send out statements with notices. You have volunteers here helping us save money, then you have other people who are doing their own thing. Our long term concern is to make a dam loan payment, you have to have 353 people paying the full \$350. Right now we have less than 300 people paid. I have a little fear that in June we might be a little short, but thank GOD for everybody's help we have a couple of reserve accounts that we should always try to keep there. It's important to keep pressure on the collections and also try to keep the reserve accounts. We're down to 390 members. We have 61 members at the attorney. We've lost 100 members in the last 10 years. That's \$62,000. There was discussion about listing the delinquent accounts in the Newsletter that is sent to the members only. Then maybe they'll pay. Ron Parke made the motion that anybody that is behind, we put them in the next Thunderbird sent to membership only. David Deubner seconded it. Janice Bilton asked for a vote. Vote was unanimous. **Motion Passed – Motion #09/12/03.**

Janice Bilton asked for any questions. Lynn Elston stated that he had a comment to make. Lynn said I know there has been a lot of concern about the infrastructure here like the roads. Every successful lake that we visited or have gotten feedback from, there are four things that they think are important. One is the Dam and the maintenance of the Dam. Then the infrastructure like the roads, culverts and the bridges and ditches. Most lakes that are successful in turning their lake around has a permanent roads committee that looks at a ten year plan. I'm suggesting in putting together a long term road committee to maintain the integrity of the lake. More discussion followed about fixing the roads and if sewers come in and what that would do to our roads.

Legal & Long Range Planning: Jim Donze – Absent. No report.

Public Relations & Long Range Planning: Janice Bilton – I don't have anything. Lynn Elston talked about the road committee. Lynn Elston made the motion to establish a long range road committee to develop ideas about improving the roads, bridges, culverts and ditches associated with Lake Seneca Property Owners Association and interface future septic system requirements This committee will report to the President. The committee will give recommendations to the Board of Trustees as to the what, when and how to best improve the above. David Deubner seconded it. Janice Bilton took a roll call vote. Vote was unanimous. **Motion Passed – Motion #09/12/04.** Courtney Earhart, John Halderman and Ron Parke will be on this committee. More discussion followed.

Building & Grounds: Mark Shenkel - Absent. Janice Bilton stated that Mark has been working at the lodge here getting the windows and heaters and gas tank taken care of. Ron Parke said he had one guy call him the other day. He was trying to get a hold of Mark. The guy wants to add on to his existing pole barn about 60 foot. I told him to get a hold of Mark Shenkel.

Lake & Dam, Waste Water: David Deubner – I want to thank the people who helped work on the dam. So far it appears to hold out. What is left to do on that is to caulk the expansion joints at the lower part of the spillway and clean out of the flip bucket. I'm working on updating the emergency plan and I'll present at next January's meeting a long range plan. I'll focus on two things, which are the functionality of the lake, which is basically its depth, and the issue of safety such as hazardous structures in the lake. There was much more discussion on the time frame for putting the dredge in and how much money will be budgeted for this

Board Meeting for December 10, 2009 Lake & Dam, Waste Water Cont.:

operation. We will determine how much money in late February or early March because that is our fiscal year end and we'll know how much we'll need at that time.

Security, Dredging & Crane: Tim Moll – Absent. Ron Parke stated that we covered the dredging. The crane operator is still planning to come out and finish.

Recreation Committee: Lori Poynter – Absent. Ron Parke stated that we have a New Year's Eve dinner and dance. The tickets are in the office. Get your reservations in so we know how many will be here for the dinner.

OLD BUSINESS:

No Old Business

NEW BUSINESS:

No New Business

BUSINESS FROM MEMBERSHIP SLIPS

Janice Bilton asked for any other questions. There were none.

Janice Bilton adjourned the meeting.

Janice Bilton, President

Ronald Parke, Secretary