

BASS LAKE PROPERTY OWNER'S ASSOCIATION

MEETING MINUTES 5/04/19

I. Attendees

- A. *Officers:* Rick Anderson, Mary Topelian, A.J. Gappa, Kathy Laiter
- B. *Directors:* Diane Blais, Cindy Hunter, Rich Linkus, Rik Ritzler, Gayle Smith, Ron Vendl
- C. *Absent:* Aileen Collura
- D. *# of Property Owners/Guests Attending:* 25

Opened the meeting with the Pledge of Allegiance.

Rick asked if anyone would like to speak to please raise their hand, be acknowledged, state their name and then make their contribution(s).

II. Minutes

Minutes of the April 4, 2019 Property Owner's meeting were reviewed. One correction is to remove the space in the middle of the word "for." A motion was made by Mary Topelian with a second by Gayle Smith to approve the minutes with the one correction. The minutes were "approved" and will be posted on the BLPOA website.

III. Treasurer's Report

The April treasurer's report was reviewed, approved for audit and will be posted on the BLPOA website.

OPERATING FUND/MONEY MARKET:	APR
Beginning Balance	35,408.81
Withdrawal/Transfer to General Checking or CD	---
Interest	---
Ending Balance	35,408.81
MISC:	
CD	100,000.00
Grant Checking Account	25.00
GENERAL CHECKING ACCOUNT :	
Beginning Balance	14,567.45
Disbursements	7,016.11
Rec'd: Memberships / Rentals / Deposits / Social Committee / Transfer / Directories	17,710.00
Ending Balance	25,261.34
TOTAL ALL ACCOUNTS	160,695.15

IV. Stellar Community

Rik Ritzler advised everyone that Starke County is one of the three finalist for the Stellar Community award which means the county will split \$1 million with the other two finalists. The final decision will be in September however there are several deadlines to be met prior to September. Should Starke County win the money plans are to upgrade the Bass Lake Beach building and improve streetscapes around the lake. Since Rik Ritzler participates on the committee on behalf of the county, and to avoid a conflict of interest, Rik requested the BLPOA have representation on the committee. Gayle Smith and A.J. Gappa volunteered to be on the committee and attend meetings.

Larry Wickert mentioned that they could use others to serve on the committee as there is a lot of work to be done in developing what we would like see done over the next ten years in each of the communities.

V. Beautification Committee

Gayle Smith advised that they are waiting for the rain to stop to put out the two new flower planters by Sporty'z and Bass Lake Pub. The large rocks have been removed from the triangle garden where the new construction will begin.

Gayle gave a reminder that there will be a clean-up the weekend May 18-19 where all homeowners are asked to use black garbage bags to clean up the roadside around their home and to tie a yellow ribbon around the bags. The bags should be left on your property but not near your garbage can as the County will pick up the bags on the 20th.

VI. Social Committee

Rick Anderson advised that he had 139 signed up as of the meeting for the pizza party and expects the count to increase and anticipating about 300 people.

Mary Topelian gave a festival update. They are looking for someone to head up the water volleyball event. The equipment will be provided so looking for someone to donate about five hours on the Saturday of festival weekend. The committee appreciates the support and the use of the building by the BLPOA.

VII. Building Rentals

Diane Blais advised that there is over \$1,200 in rentals as well as \$200 per month from the Pinochle Club and \$15 per session from the exercise group. There are several no charge meetings too.

VIII. Building Maintenance

Ron Vendl thanked Rick Anderson for his assistance while he was out of town. There are some outside lights out and once it stops raining they will be replaced.

IX. Neighborhood Watch

Ron Vendl advised the next meeting will be April 15. He stated there were 48 incidents since December to include 10 ambulance rescues and 9 burglar alarms – mostly false alarms and if they continue they may incur fines. There were several miscellaneous items and a few significant issues to include one drug activity – meth lab on Lombardi Lane. There was no evidence when the police arrived however they were able to impound a stolen vehicle. Ron advised there are a little over 40 sex offenders living in Starke County and you can go to the Indiana sex offender registry and search by county.

Ron stated the BOA Shores golf cart inspection was today and that our first one will be May 18. In regards to the speeding concerns around the lake the Neighborhood Watch group will be covering this cost of instituting short radar patrols. These may be about two hours in duration and will be spontaneous and times will vary during day/evening. The officers are paid \$20 per hour and are to submit a report.

The Neighborhood Watch is looking for a new secretary as Shirley is retiring. Shirley received a \$75 Walmart gift card for her years of service. The meetings are the first Monday of the month and you would need to take notes and email them to Ron. If you are interested please see Ron Vendl after today's meeting.

One incident that has not yet been in the news and no additional information yet but last Thursday, late afternoon, a body was discovered in the area of the lightning dude ranch hanging from a tree. The individual has not been identified and nothing in the news or on WKVI site as of yet.

X. Nominating / Audit Committees

According to our By-Laws the BLPOA Secretary heads up a Nominating Committee for open Board positions to be voted on at the annual meeting held in July. It should be noted that the President, Secretary and two open Board positions are available for anyone interested in running. If you are interested please reach out to Kathy Laiter.

Brittany Oliver and Mary Topelian volunteered to serve on the committee. The judges to count ballots at the annual meeting are Lois Huntington, Brittany Oliver and Laura Loudember.

The By-Laws state that either an Audit Committee be formed or a professional firm audit the Treasurer's books for the previous year. Since the BLPOA uses an outside consulting firm an Audit Committee is not needed this year.

XI. Bass Lake Conservancy District

It was noted that we had over six inches of rain in April and asked everyone to please put only waste down their toilets.

XII. Old Business

Shoreline Grants

Kathy Carrier advised that we should know about the glacial stone grant by August and that a grant also had been submitted for the Bass Lake Beach for stone in front of about a dozen trees with exposed roots and eroding shoreline. This grant would be for \$7,500. Rick Anderson stated that in order to do this there must be a permit and during the tour last September the DNR felt there would not be any issue in obtaining one. Rick had assembled the materials to include pictures and descriptions of the work to be completed for the permit and everything was submitted at the last commissioners meeting. The permit filing fee is \$100 as well as additional costs for different mailings to include registered letters to 11 adjacent property owners at the beach. The estimated mailing cost is about \$50. The commissioners pushed back on covering the permit and mailing costs (approximately \$150). A discussion took place and a motion was made, seconded and approved for the BLPOA to cover the \$150 fees if the county will not in order for the grant to move forward.

Directory

Mary Topelian stated the 2019 Directory and garbage stickers will arrive this week. There were 122 ads with 6 free and 2 in-kind. A budget will be submitted to the Board but expecting to break even on the cost.

XIII. New Business

Prairie Trails Club

Kathy Lucas shared with the members that the trail club was awarded \$390,450 grant to extend the bike trail from 35 to 700. Diane Blais advised everyone that Kathy and Steve Lucas was recently awarded the Trail Advocacy Award. Diane expressed an interest in a monthly bike ride and to coordinate it with the BLPOA. A brief discussion took place as to whether the association would have any liability by sanctioning the rides. It was decided there would not be.

Kathy Lucas announced the club would like to donate a bike rack and have it installed at the association building. A motion was made by Diane Blais to accept the bike rack and installation at the BLPOA building and seconded by Mary Topelian. Motion was passed unanimously by the Board.

At the end of the meeting Kathy showed pictures of benches that will be installed from the plastic cap donations. She noted an updated list is out as prescription bottles are no longer accepted due to people leaving medication in the bottles. The prescription bottle lids are still being accepted.

Miscellaneous

A member stated that in the evenings there is some really bad speeding taking place by Boa Shores. Rik Ritzler again addressed the use of speedbumps and when people request them they usually ask for them to be removed shortly after they are installed. A brief discussion followed and it was noted that speeding is worse during the winter months as there are not as many people around.

A question was asked about our rain water running into the parking lot of the Honey Hole. It was noted that no one can control the amount of rain and unfortunately most people are flooding right now.

A motion was made, seconded and approved to adjourn the meeting at 10:12 am. The next meeting will be June 1 at 9:00 am.

Respectfully submitted,

Kathy Laiter
Secretary, BLPOA