

COUNTRY CLUB OWNERS ASSOCIATION
BOARD MEETING MINUTES
June 15, 2023
Zoom Teleconference

CALL TO ORDER

The Country Club Owners Association (CCOA) Board of Directors Meeting was called to order at 7:00 p.m. on Zoom by President Mark Miller.

CONFIRMATION OF QUORUM

Mark Miller, Paul Drey, Rick Parrino, Dan Thaden, Craig Rowles, and Rhonda Ward were present. Barb Beatty was absent. Mark Miller noted a quorum of board members.

APPROVAL OF MEETING MINUTES

Paul Drey motioned to approve the May 18th board meeting minutes, seconded by Rhonda Ward. The motion carried.

MEMBER QUESTIONS/COMMENTS

An owner submitted a question regarding Go Boat Electric Trolling Motorboats and whether the board would allow on the lake. Mark Miller Called the association's insurance company regarding these boats but received no response on liability for having the boats in the water. The board will postpone discussion until a response is received from the insurance company. This will be tabled until next month. Covenants would have to be amended to allow these trolling motorboats.

COMMITTEE REPORTS

Grounds Update (Mark Miller)

Mowing - Edging has been completed and looks good.

Irrigation - Irrigation has been adjusted for hot weather.

Fountain - The fountain has been prepared for painting and will be painted on Friday. If all goes as planned the fountain will be running by tomorrow night.

Weeds Shoreline – The service has treated the weeds along the shoreline. Some were very long and large. The first treatment didn't kill the weeds, so they were hand pulled. The entire lakeshore was sprayed. Looking good now. Algae is not an issue currently. There is an algae issue at the small lake. Algae was sprayed and all cleared up on the small lake.

Covenants (Paul Drey)

No report

Communications (Rhonda Ward)

No report

Finance (Mark Miller)

Mark Miller reported a strong balance sheet. The gabion stone and boat ramp concrete will be a large portion of the reserve budget this year. No other projects planned this year for the budget other than stone and concrete. Craig Rowles motioned to approve the financial report, seconded by Paul Drey. Motion carried.

Lake, Dam and Wildlife (Dan Thaden)

Some damaged concrete was replaced at the boat ramp. The vendor did nice work and suggested more areas in need of replacement. There are a lot of dead or dying ash trees in the community, the board needs to encourage owners to remove them due to the liability. Lake Shore has four or five houses that have trees needing trimmed. May need to send letters to each owner needing trees trimmed or trees removed. Check into state or federal services to remove dead ash trees or assist with funding.

Compliance & Security (Rick Parrino)

Met with Signal 88, they were very responsive to meeting. Mark Miller and Rick Parrino had a good conversation with them. They are patrolling down the side streets and to the east as well. The association did get a price increase, which is the first in 3 years. They visited about cameras. Signal 88 will work on estimates for security cameras at entrances and boat ramp. The cameras have a powerful system that can read a plate from two hundred feet away. It was a very positive meeting.

A home on Country Club Blvd has installed a large garden in the backyard and installed an electric fence around it. They may have affected the flood plain and grade. Thirty days to correct the violation and return to original state. Will send letter to Mark for review before mailing.

Adjournment

Craig motioned to adjourn. The motion was seconded by Rhonda seconded. Motion carried and the meeting was adjourned at 7:40 p.m.

Next board meeting is July 20th via Zoom.