

LAKE BUCKHORN P.O.A.
LAKEVIEW HALL BOARD MEETING
NOVEMBER 14, 2023

Board Members Present: Al Artman, President, Myron Miller Vice President, Lori Murray, Treasurer, David Bjork, Assistant Treasurer, Marty Vaccaro, Jeff Mullen, Brian Mellor Lake Manager, Rosemarie Ritchie Office Manager

Absent: Richard Lesiecki, Justin Garver

Members Present:

Richard Strausbaugh

Neal Clemens: Is looking over the fines in Rules & Regulations, requested list of fines

Call to Order: Al Artman called the meeting to order 7:30

****Pledge of Allegiance****

The Board voted to approve the **October 10, 2023** Board Meeting Minutes

A Motion was made by, **Dave Bjork**, seconded by **Marty Vaccaro**

THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

Treasurer's Report: Lori Murray

➤ Gross Profit	\$	32,518.97
➤ Total Expenses	\$	213,993.11
➤ Net Income	\$	-181,474.14
➤ Total Assets	\$	791,193.68

A Motion was made by, **David Bjork**, seconded by **Marty Vaccaro**
to approve the Treasurers Report

THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

Manager's Report: Brian Mellor, Lake Manager

- ❖ Packed and cleaned dumpster area daily
- ❖ Replaced broken gates
- ❖ Made 12 new gate arms
- ❖ Cleaned restrooms and emptied trash cans in areas
- ❖ Measured piezometers below dam
- ❖ Completed weekly dam inspections
- ❖ Removed trees from roadways
- ❖ Mowed road edges
- ❖ Hauled scrap to Coshocton
- ❖ Grouted old water line on the dam
- ❖ Hauled rip rap to bottom of spillway
- ❖ Repaired cracks in concrete spillway
- ❖ Removed swim rope and swim platform from lake
- ❖ Closed and winterized restrooms in areas
- ❖ Installed spreader box in F550
- ❖ Removed floating dock
- ❖ Tested all of the snow removal equipment

- ❖ Cleaned and put away mowers
- ❖ Opened spillway 12 turns
- ❖ Removed no wake buoys from the lake
- ❖ Cleaned and put away buoys
- ❖ Removed volleyball nets
- ❖ Mowed areas
- ❖ Weed eaten areas

Committee Reports:

- **Dam Committee:** Weekly inspections completed
- **Lake & Conversation:** Nothing
- **Safety & Security:** Send a reminder to the Family to pay their fine for reckless driving
- **Building Committee:** Tree removals, decks
- **Committee for Permits/ Beautification:** Nothing
- **Dan Jackson Fish Stocking:** Nothing

Open Session:

- Richard Strausbaugh: Nothing
- Jeff Mullen:

1. A motion to permit Member Russ Linz to construct a floating duck shelter/feeder in the pond on Lenzburg. The Board informally approved it at the October meeting, but did not have a quorum. The motion is being offered at this time so that the decision can be memorialized in the minutes.

A Motion was made by, **Jeff Mullen**, seconded by **Lori Murray** to allow Mr. Linz to construct a floating duck shelter/feeder in the pond on Lenzburg

THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

2. A motion to change the name of the portion of Oberwald south of Lenzburg to "Interlaken," and to change the signage to reflect the name change as soon as possible. The GIS and all public maps show this segment as "Interlaken," and the USPS has assigned the address of 7500 Interlaken to Jason & Jenny Fawks, who live on that segment of Oberwald. The county has expressed concern to Jason that if we don't change the name and label, that it will interfere with emergency services. It already causes confusion to courier services.

A Motion was made by, **Jeff Mullen**, seconded by **Dave Bjork** to change a portion of Oberwald south of Lenzburg to Interlaken

THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

NEW BUSINESS:

- **Amish Hang Tag:** Members who are non-drivers, will have Photo ID and the current year decal on the back of the Photo ID to be kept on their person while at the lake. **Board Approved**
- **Employee Christmas Bonus:**
- **Road Deposit:** All Concrete Trucks will pay a \$500 Deposit to enter Lake Buckhorn, to prevent drivers from empty old concrete around the lake. If they don't clean up their mess, they don't get their deposit back. Needs to be put in the Rules & Regulations

A Motion was made by, **Jeff Mullen**, seconded by **Marty Vaccaro** request a \$500 deposit on Concrete Trucks to prevent emptying concrete around the lake

THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

- **Property LBPOA / Taxes / Not in the Lake's Name:** Property is in another name other than LBPOA, we have been paying the taxes on it. Will be having legal draw up the paperwork to get the lot into LBPOA name
- **Blending LBPOA & BWC Elections:** To save on cost of supplies, postage etc...
- **2 Members have filed lawsuit's against LBPOA:** One filed Bankruptcy and he states we inconvenienced him by taking away his key cards for nonpayment after years of not paying anything but the bankruptcy courts said we were wrong to take away the key cards while he is in bankruptcy so he request's that we pay his attorney fees and wave 2024 Assessments to settle his lawsuit.
- The second lawsuit she filed after being fined finance charges for not paying the debt on property she purchased without doing a title search, which would have shown the debt and the on-line auction for the property forewarned those who wanted to buy the property that there was debt attached to the property and that they should do their research to prevent financial trouble. She did not and this case is still not settled. The court date is coming up. The debt is still unpaid and growing.

OLD BUSINESS:

- **Richard Lesiecki & Neal Clemens:** To look into the fees and fines and to report at a future meeting
- **Marty Vaccaro and David Bjork Prorating a Renter:** A Renter must pay a yearly Assessment no boating, no fishing (will prorate with a rental agreement and come April will pay a full yearly Assessment), must have an agreement stating they are a long-term renter. Member must have something written up stating they are a long-term renter. Member is to have the renter fill out the forms we now have in the office

A Motion was made by, **David Bjork**, seconded by **Myron Miller** to adjourn the meeting
THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

Executive Session: Yes

A Motion was made to go into Executive Session first by, **David Bjork**, seconded by **Myron Miller**
THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

A Motion was made to come out of Executive Session first by, **Al Artman**, seconded by **Jeff Mullen**
THE MOTION WAS APPROVED BY THE BOARD MEMBERS PRESENT

THE MEETING ADJORNED AT 8:30 p.m.

Submitted by:

Al Artman,

Myron Miller, Vice President