

Board Attendance:	Paul Bates	Dennis Blain	Robin Schoeck	Dave Dahl-phone
John Gosinski	Thomas Crampton		Bob Callison	Malissa Trenkle

Open Discussion:

No comments

OFFICER'S REPORTS

President's report:

Billy White is waiting for the weather to clear to install the roof at the office. At the beginning of the month, they said they would be able to start the work by the end of the month.

Russ Tackett, of MuckMen, sent an email asking where the association stood as far as hiring him since his calendar fills up quickly. John Gosinski asked Tom Crampton where we were at with the members in the S Channel. Tom Crampton responded that a decision has not been made at this point in time. Russ Tackett is willing to come to a meeting to go over his process and what it entails. He will answer any questions the board may have.

Vice President's report:

Since they were talking about the S Channel status, John Gosinski suggested Paul Bates talk about the New Business item regarding having a committee or representatives to manage the inlet project. Paul would like to include a neutral member that will not be directly affected by the work being done in the S Channel area. They could help present ideas received from the various venders regarding the silt and weed problem in the S Channel.

John Gosinski motioned to have Todd Wanty be the neutral member to gather information and present it to the board once received. Dennis Blain seconded, all in favor, the motion carried.

Secretary's report:

Dennis Blain Motioned, John Gosinski seconded to approve the Regular Meeting Minutes from November 26, 2018, the email vote dated November 27, 2018 to approve budget and the Special Meeting Minutes from December 21, 2018, all in favor, the motion carried.

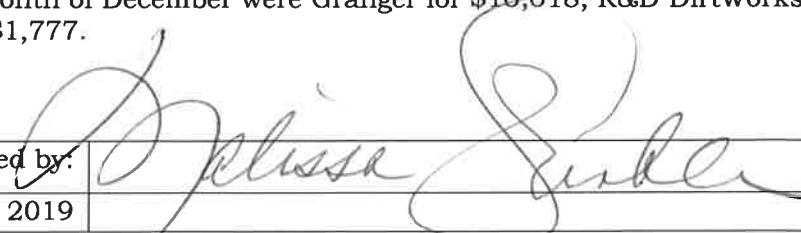
Treasurer's report:

As of November 30, 2018, the Lake Columbia Property Owners Association had total assets of \$1,392,268. The cash on hand as of 11/30/18 was \$909,005 of which \$498,211 is marked for Lake Management Reserve, \$100,000 is in reserve for the Dam and \$50,000 is in reserve for the Director and Liability deductible.

The leading expenses during the month of November were Granger for \$20,988, Lawn to Lake Services for \$6,345, Billy White Roofing for \$5,750, All Weather Trees for \$3,200, and Makower Abbate for \$2,760.

As of December 31, 2018, the Lake Columbia Property Owners Association had total assets of \$1,355,241. The cash on hand as of 12/31/18 was \$872,075 of which \$494,290 is marked for Lake Management Reserve, \$100,000 is in reserve for the Dam and \$50,000 is in reserve for the Director and Liability deductible.

The leading expenses during the month of December were Granger for \$16,618, R&D DirtWorks for \$11,220 and Makower Abbate for \$1,777.

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Bob Callison motioned and Dennis Blain seconded to approve the Treasurer's Report. All in favor, the motion carried.

OPERATIONS REPORTS:

Maintenance:

Monthly Dam report: Robin & Karen Schoeck have said everything, but the leak, is in good shape.

Complaints/Comments/Communications:

1 complaint that was not specific. The association has responded to the member.

Building Control Committee Reports:

(1) Addition

Fireworks Report:

The fireworks donations are at \$430 as of this date.

OLD BUSINESS:

Sale of Trailer:

It was originally bought for the maintenance person to carry all of his equipment from park to park. It is no longer used. The board has voted to sell the trailer in a past meeting.

Propose Sale of Tractor:

The board will wait a year on selling the tractor to see how much it is used over that time.

Update on inlet project:

Rappleye provided the association with a quote of \$3,800, which includes the boulders, to build the check dam.

Paul Bates motioned, Dennis Blain 2nd to accept Rappleye's quote, all in favor, the motion carried.

Dredging Insurance:

Tom Brown would like us to release the liability rider on his homeowner's policy which named the association as additional insured. Paul Bates viewed the finished project from the maintenance road that was just put in across the channel and said everything looked in order. The board agreed to release the liability rider.

Attorney/Owners application of dredging contracts:

The association is the riparian owner of the bottom lands of the lake. The association is the only entity with a right to dredge and permits will only be issued in the association's name. Our attorney is recommending that a member gets permission from the association before dredging and that the board put together a process for the members to follow.

Dennis Blain motioned and Tom Crampton seconded that the office contact our attorney to have him put together the policy defining the process for a standard dredging application for our membership to follow, all in favor, the motion carried.

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NEW BUSINESS:

Dam Insurance Deductible CD:

The CD for the dam insurance matures January 30th. The rates of other banks were reviewed. It was determined that Flagstar had the best rates.

Paul Bates motioned, Dennis Blain seconded to move the CD covering the Dam deductible to Flagstar for a 19 month term at 2.9%. All in favor, the motion carried.

Dam Meeting on 1/10/2019:

At the SME's initial visit, they felt the dam was seeping from a seam and that it was not something that we needed to deal with immediately. As soon as their official findings are complete, it will be forwarded to the board.

Committee/Representatives to manage inlet project:

Addressed during the Vice-President's Report.

Compatible Camera hardware to view/record footage:

Viewing the footage from the cameras at Waverly Park is a bit cumbersome because of where the DVR is located. Comtronics provided a price of \$320 to add a Wifi Router to the camera system existing. This would allow footage to be viewed and download from the parking lot with the laptop. To view it from the office would require an additional investment to put internet service at the bathhouse and an associated monthly service fee. Bob Callison said he would look into this option.

Dam readings-Andrea:

The resident that has been doing the dam readings will be out of the area for a time period. The board agreed to have Andrea do the monthly readings on regular business hours during this time.

LCPOA Office landscape/fence/garage doors/flagpole:

The board would like to make the office more presentable. This will be accomplished by doing some landscaping of the front yard, adding a flagpole, replacing the garage doors and fix the fencing. The money would come from the Maintenance/Repair-Parks and Buildings account.


Dennis Blain motioned, Paul Bates seconded to purchase the two new garage doors and a flagpole for the office, all in favor, the motion carried.

Vacant Shore-Cambridge/Fletcher/Imperial/1-36 Bayview:

Brian Knapp from Imperial Shores has resigned from the board due to other obligations. Postcards were sent out to that shore asking for nominations and the deadline to respond is February 6. If there is no response the board would like to leave this position open till May.

Adjournment:

Dennis Blain motioned, Tom Crampton seconded, all in favor, the meeting adjourned at 8:30 pm.

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