

Public Meeting Minutes  
September 23, 2019  
7:30 p.m.

Members present: President Swallers, Directors Robison, Rogers, and Zupan.

Staff present: Manager Cleveland and Attorney Fitzgerald.

President Swallers called the meeting to order and the first order of business was approving the seventeen new members to the community. Director Robison made a motion to approve, seconded by Director Zupan the motion carried 4-0.

President Swallers gave the board report. He stated that with regard to the ATV and UTV requests from the last meeting the board has decided to stay with the current policy. He reminded everyone about the annual board meeting on October 12, 2019 at 10 am. He wanted to personally thank Jay Robison for his four years of volunteering as a Board of Director. He stated that Jackie Katz will be sworn in at the Annual Meeting and will become our newest Board of Director, and he looks forward to working with her in the coming year.

Next was the Attorney's report, and Attorney Fitzgerald informed the community that the POA was no longer named in an ongoing lawsuit from a current resident in LOFS.

Next Director Robison gave the Treasurer's report. He stated that out of 2737 properties 17 are on payment plans, 319 are on the quarterly payment, 139 are on the half payment plan and 2204 have made full payment of dues. There are 58 property owners who have made no payment. As of the end of August we have collected \$214,948 in Lake Revenue, \$55,435 in Pool Revenue, \$379,012 in Golf Revenue, and \$393,076 in all other revenue. POA expenses for August were \$470,470.00. Total combined revenues for the Restaurants in August were \$149,058. Cost of goods sold were \$69,943, and expenses were \$76,211. As of August 31 our cash on hand was \$2,294,719 and out of that number \$561,807.00 is reserved funds and \$100,107 is in a long term building fund.

There was no old business from the board or the community.

Under new business, Mr. & Mrs. Kiourkas were in the audience and spoke about the variance request they had applied for—a front porch that goes beyond the front building line. Mr. Kiourkas had pictures of homes in LOFS that had decks on their front side. Director Rogers stated that probably the front decks he is speaking of do not go over the front building line; he asked Mr. Kiourkas what his hardship was, and he stated that you must step off the porch to get in and out of the home. Manager Cleveland stated that all letters were sent out, and we had five people who were in favor of the variance and one neighbor voiced a no opinion as this would open a Pandora's box. President Swallers stated that the board would reconvene their Executive meeting at the end of the Public meeting and Manager Cleveland would be in contact with them with the board's decision.

Resident McNamara asked about the flags in her yard as they don't identify what they are for. Manager Cleveland stated that it is probably from the engineering firm doing the drainage project on Westover.

Resident Rogers asked about branch pickup and if they were coming around only once. Director Green was in the audience and he stated no, that they will be coming through a final pick up around the 30<sup>th</sup> of the month.

Resident Peacock asked about the Security Department and the Grand Jury. Attorney Fitzgerald explained that we don't know too much; we are represented by Steve Mullins, and the Deputy Prosecutor says that we should be getting a ruling in the near future. He also asked about Misch doing so much of our work; President Swallers stated that we always try to get three bids on all projects. He also questioned dredging the lake. Manager Cleveland stated that we are having our engineering firm come out to do a sediment survey.

Resident McNamara asked if there would be paving done at the Lions walking park. Manager Cleveland stated that we are planning on paving certain areas of the path.

Resident Rogers asked when our water tower is going to be cleaned and painted as it is covered in mold. Manager Cleveland stated that next year they are going to sand blast and do the painting.

Resident Beck asked about fifty-eight residents not paying their dues. Attorney Fitzgerald stated that some can be in foreclosure and some are in bankruptcies. If they are a chapter 13 we do receive monthly payments from the bankruptcy court. Resident Beck wanted to compliment and state what a beautiful entrance it is as you enter our subdivision.

A resident questioned why Kingsway having a chunk out of the road. Manager Cleveland stated that Twin Lakes has a water main project going on and they are installing a valve and will replace when finished.

With no further business to come before the board, Director Robison made a motion to adjourn, seconded by Director Rogers the motion carried 4-0.