

**Lake Como Beach Property Owners' Association
Monthly Board Meeting September 16, 2010**

Meeting was called to order at 7:00 pm by President Trish Fahey

Pledge of Allegiance was recited by all.

Roll Call was taken - Present: Cheryl Bogard, Stephanie Nicewarner, Gene Decker, Shirley Gorz, Laura Woolard, Allen Searles, Richard Kieszowski and Mary King
Absent/excused: John Sullivan, Absent/Unexcused:

Meeting Minutes. Allen Searles made a **motion** to suspend the reading of the minutes and accept them as provided, seconded by Laura Woolard, all in favor, so carried.

Treasurer's report was given by Gene Decker: General Account approximate balance \$91,953. There is \$1,005 left in the Lakeshore Restoration Account just to keep it open, the Pier account has approximately \$20,502 in it, there is \$7,168 in the Capital Fund. Received Profit & Loss - Budget vs Actual (see attached). The Clubhouse account for now is only hall deposits and rentals, no out pay for liquor, bartenders, etc., we may do that in the future. Receive a list of delinquent assessments, some may have paid since the list was generated. Gene Decker made a motion to file liens asap. Gene retracts his motion, liens will be filed per state statute and the current by-laws. We need to double check addresses with the county for returned assessment letters.

Clerk's Report was read by Cheryl Bogard: \$104,512.33 has been collected as of 09/16/10. As of October 1st 11% annual interest has been applied to the past due assessments.

President's Report was given by Trish Fahey. Please let Members know that the Semi Annual Membership meeting will be held at the Town Hall on Sunday, October 10, 2010 at 1:00 pm.

Activity/Welcome Report: October 10th Semi Annual Membership Meeting at the Town Hall, October 16th scarecrow making at the clubhouse, November 6th the Women's Club Craft Fair at the clubhouse.

Pier Committee Report was given by Trish. Hearings will be held on Sept. 25th for delinquent pier holders and pier waiting list members, our workshop will be at 8:30, hearings to start at 9 am. Vickee & Gene are not available to attend. There are two new Pier Committee Members. Ricki (she will help via email) and some other gentleman. Cassandra Kordecki needs a current pier waiting list.

Lakefront Committee report was given by Cassandra Kordecki. They need volunteers to take out the swim buoys; Gene and Mike Bowman will do it. Please advise Randy Parker because he too said that he would do it. Gene will take down the swings and have the picnic tables put up for the winter. The next area of restoration at Whittier was discussed regarding it being an Eagle Scout project and have then work with Gene on it. They also talked about Creative Edge and the idea of putting logs in that area would not work, they are going to talk to Britanica about just putting logs in for this winter Britanica stated that we need a 2/1 slope with logs and rip rap on top. Trish wants to put logs in for this winter. Cass reported that we need a new plan and need to pay for a modified permit from the DNR. It was decided that one more winter will not make a huge difference and we will wait until 2011 to fix that area and fix it the right way. We will postpone having Britanica get the plan and permit because we will not have the money to restore that area until 2011 assessments come in.

Communication Committee: Cass tracked the clicks on the web page to see what pages people were visiting the most and found that the three most viewed were the Admin page with the minutes on it, the Activities page and the Pier page. No one cares about the Lakefront or the History pages. Mary King suggests that we include all our area group and business functions on our calendar of events.

Clubhouse Report: Shirley Gorz nothing to report.

Old business:

Update electric on lake front (four poles). We need three bids from Electricians. The Town wants to use them to pug in the lake aerators in the winter. The permit is \$50.00. We will put the bid ad in the newspaper with an October 8th deadline. The Town will pay those electric bills which range from \$11.00 - \$20.00 each per month and the stand-by fee when those poles are not in use. They are also paying for three poles on the south side of the lake at Mars, Kirsches & Rolland Schroeder's.

Clubhouse renovations; Gene Decker. The original bid was \$68,000. The new bid with the extras added is \$78,000. which includes not to exceed \$5,000 for rotted sill wood dependant on the amount of rot, and another \$5,000 for removing the old exhaust fan in the east side storage room, two new exhaust fans one in bar and one in kitchen, and seven windows to be removed. Gene went to the bank with the new figures, but the person he had been dealing with is on vacation and will be back next week. Perhaps someone in the Association with 50,000 in a cd @ 1.5% interest would be willing to put up the money and we could pay them back with 5% interest.

Clubhouse landscaping; necessary to keep the rain water away from the buildings and prevent future rot. Wal Co suggests a swale approximate price \$3,500.00, exact price unknown but Gene will get that info. We have money for this in the budget from last year.

Allen Searles made a **motion** to accept Wal Co's bid to renovate the outside of the clubhouse for \$78,000.00, seconded by Stephanie Nicewarner.

Resolution by the Board for the loan; we authorize Gene Decker as our representative of the LCBPOA to secure a loan of \$50,000.00 at an interest rate to be determined. All in favor, so carried. Does the Membership need to vote on this since we are using the building as collateral? Bring it up at the next Membership mtg.

By-law Committee - Sandy Searles, they have four by-law changes to present to the members at the October Membership mtg. (see attached).

Stephanie Nicewarner made a **motion** to adjourn, seconded by Shirley Gorz, all in favor, so carried.

Submitted by Stephanie Johnson, Secretary

Approval Date: _____

NOTE: Minutes are transcribed from the Secretary's notes and from a tape recording run during the Meeting. Tapes are not transcribed verbatim— often discussion or audience comments need to be condensed— and that is indicated in the Minutes. However, the tapes are available for review, if desired.