

Lake Asbury Lake Lot Owners Association

Board Meeting Minutes

January 17th, 2022

*Meeting Scheduled Start Time: 6:30pm

Location: Lake Asbury Community Center (Next to the Branscomb Rd Fire-Station)

All in attendance are asked to follow CDC COVID-19 recommended protocols and practice social distancing.

Call To Order: 6:30 pm

- **Pledge of Allegiance to the Flag and Opening Comments**

- **Roll Call**

- Chris Fuhrman (Secretary)
- Kay Manly (Treasurer)
- Troy Rankin
- Brian Ruiz

- **Welcome Everyone!**

- **Approval of November 2021 Meeting Minutes - postponed to be reviewed in February**

- **Approval of December 2021 Meeting Minutes - There was no meeting due to holidays**

- **Treasurer's Report**

- Treasurer's Report including Account Activity and Delinquency Report
- Bank Activity
- 2021 Budget Review report distributed to board members
- Motion to approve by Jacky Bentley and seconded by Chris Russell – all approved

- **By-Laws and Covenants**

- Status of filing of the official LALLOA governing documents per Marketable Record Title Act (MRTA), making progress going to need volunteers!!!
- Kay Manly provided a brief background to the current state. The needed Committee Member's seats are filled with the exception of a missing seat in Unit 6. The Attorney has prepped all of the 10 needed websites and the team is reviewing them for accuracy. The Intro Letter (drafted by Chris Russell) is under review by the attorney. Web site changes are needed before anything can be mailed. We are almost ready to mail. The board decided to mail-out in phases approaching a few of the smaller units first. Units 6, 8 and 2B were identified as our initial mailout. Kay Manly continues to work with the attorney on final details.

- **Carryover business**

- Christmas Dock Decorating **results!** Kay Manly shared that the Christmas Celebrations were a big success. The Visit with Santa at the LACC had about 60 children in attendance. The Christmas Lights judging was also a success. There were eight 1st and 2nd place prizes awarded for the best Christmas lights on the 3 Lakefronts and separate prizes for the Front Yards (lake front and ranchette). Details on winners, prizes awarded and judges can be found on the January Lakelighter.

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- County Commission Update – Lake LARC is not finalized and it is important that our residents who are concerned about this potential new development attend the BCC meeting on 01/25/2022 or email the County Commissioners with their concerns.
- Stormwater management/ Water quality/ erosion – Mark Wantage reported on this ongoing issue. Larry Lancaster (LAMSBD) is working with UF conducting water quality testing. Results are expected in March 2022.

- **New Business**

- **EMERGENCY** - Damaged gate on North Lake boat ramp - Jacky Bentley obtained bids from Specialty Enterprises of \$2450 for a repair of the gate or \$3780 to rebuild, widen and create a new gate. Concern is with the slope at the gate that a small bulkhead will be needed. Jacky Bentley will set a date for a walk-through and review of the needed repairs/rebuilds for all board members. LAMSBD will be advised considering this ramp is very close to edge of dam. There will be further reports at the February meeting.
- Next Steps for collecting voluntary or other income for LALLOA – tabled for the February meeting.
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- **Plan Review Committee:** (Brian Ruiz: Committee Chairperson)
 - Assignment of members to Planning Review Committee

| Property | Plan | In review | Pending | Approved | Rejected | Appeal |
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- **Public Comments:**
 - Please write out questions and give them to the Board Secretary. Question slips are located on entry table
- **Possible Lake(s) draw down and dam repairs by State of Florida or LAMSBD (not LALLOA)**
 - Go to the LAMSBD web page for official up-to-date information and public meeting announcements.
- **Adjournment: Time 7:35**