

Lake Asbury Lake Lot Owners Association Board Meeting Minutes

June 20, 2022

*Meeting Scheduled Start Time: 6:30pm

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

Call To Order: (*Mark Wantage*) **6:30 pm**

- **Pledge of Allegiance to the Flag and Opening Comments** (*Mark Wantage*)
- **Roll Call**
 - Mark Wantage (Chair)
 - Kay Manly (Treasurer)
 - OPEN (Chris Fuhrman resigned)
 - Jacky Bently (Vice Chair)
 - Chris Russell
 - Debbie Barrett
 - Seat had no names for election
- **Welcoming new board members - (*Wantage*)**
 - There are two empty board seats - Bentley suggested that we create a list of volunteers to help with assorted tasks. The list of volunteers can vary from task to task and time to time to allow for support in times needed. The board agreed this would be helpful.
 - Board Member Certification Forms (required by FS 720) were signed
 - Election of New Officers
 - Chair - Debbie Barrett
 - Vice Chair - Jacky Bently
 - Secretary - Chris Russell
 - Treasurer - Kay Manly
- **Approval of May 2022 Meeting Minutes** (*Wantage*)
 - There were no minutes to approve from the Annual Meeting. Bentley will work to consolidate notes and create minutes.
- **Treasurer's Report** (*Manly*)
 - Treasurer's Report of prior month Account Activity Motion to approve Wantage, Second Bentley - all approved
 - Checks to Approve - (#1638-1644) Motion to approve Barrett, Second Wantage - all approved

- 2021 Annual Report of Income and Expenses is completed and will be uploaded to the website. Copies were distributed to the board.
- Russell requested that future reports of deposits reflect details of the income rather than just a total amount.
- **Bylaws and Covenants** (*Manly & Russell*)
 - A conference call with our attorney is to be scheduled with the board to respond/resolve open questions. Wantage to create an agenda for the call with questions from the Board. Manly will schedule time with the attorney.
 - MRTA - Revitalization Project Updates
 - Unit 8 – 22 Lake Lots - Consent Completed
 - Unit 2B - 23 Lake Lots - Consent Forms Completed
 - Both Unit 8 and 2B Require the affidavit to be signed and returned to the Attorney. Manly will arrange for a notary and delivery of the affidavit to the attorney.
 - The rest of Wesley and the abutting Courts who had emails on file were emailed their Consent Forms on May 27. A second notice was sent to all via USPS June 14. These sections include 100 lots for the following units.
 - Unit 1, Replat 1 and Unit 2 - 71 lots (37 signatures needed)
 - Replat 2, Unit 1A and Unit 2A - 29 lots (16 Signatures needed)
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- **Carry Over Business:** (*Wantage*)
 - How do we collect funds in 2022? - Discussion is delayed until first meeting with new board officers in July of 2022 and discussion with attorney
 - Fireworks - Labor Day - show put on by Ryan Allen gratuitously - Russell
 - Certificate of Insurance needed
 - Need to notify our members - Lakelighter article needed
 - The Lakelighter - Wantage to create a new article. Suggestion that we stress lake safety rules strongly emphasizing the No Wake Zones in fingers.
 - Replacement of Lock at Gate at Lake Asbury Ramp - Issue Is now Closed - Lock was replaced
 - Additional keys for the ramp gates - Issue is Closed, keys have been received
 - New Mailbox is installed and in use - Cost is pending invoice from LACA
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- **Plan Review Committee:** (*Bentley & Russell*)
 - A third member is needed for this committee
 - Notice of committee members is filed with Clay County Clerk of Court every 5 years and is not due this year.
 - Dock & Bulkhead - 229 Cokesbury - approved
 - PAR Form – Russell has sent email to the board with a modified PAR form. Board input is needed. Changes include eliminating all but dock and bulkhead enforcement.
- **New Business** (*Wantage*)
 - Lake Watch reporting, Weeds & Algae in Lake Asbury (M Clemons/Walt Geibieg)
 - Wantage reported that he met twice with Clay County last month. Attendees included Cherice Stewart and Commissioner Burk.
 - Clay County is conducting a study of the Lake Asbury watershed and has located a 2009 study that was issued in 2011 that contains helpful info. This study may lead to follow up phases that were never completed by the county.
 - Giegieg has been in contact with commercial companies that would be able to bid to treat the algae in Lake Asbury. The team is working to resolve a permit issue as one is required before any work can be started. A scope of work is also needed to issue the permit. Wantage to follow up.
 - Lock at South Lake Asbury's ramp has been damaged. It needs to be taken to Knowells for repair/replacement.
 - An alligator has been seen on Haynes Court - Lake Asbury. It's been reported to the FWC. The trapper has viewed the photos and stated it is approx 4 to 4.5 feet. He visited the sight at least twice and was unable to locate it. A member reported that a smallish gator was spotted in the ponds near 420 Wesley.
 - A fallen tree has been confirmed in Lake Asbury near the Lake Larc dam. A letter to the property owner demanding the tree be removed was provided to Wantage to sign and mail following the meeting.
 - A home on Lake Asbury was reported on June 13th to have added a truck load of sand to their shore line. How do we proceed? Manly will attempt to gain an accurate address.

- A member requested a discussion concerning the Hazelwood area and the need for placement of NO WAKE ZONE signs. Report was made that a jet skier flying into the finger at a high rate of speed argued with the member that there was no speed limit in LA. This appears to be a regular occurrence. Wantage said he would contact CCSO and FWC for support. Manly will bring her previous research on NO WAKE ZONE signs to the board at the next meeting.
 - Ladies Activity Club Updates (*Manly & Barrett*)
 - Tee-Shirts and other LA Gear to be sold at events
 - An outdoor movie at LACC has been scheduled for sunset Friday June 24.
 - **Public Comments:** (*Wantage*)
 - The Whites brought forward a complaint about a lake front property that was housing several Guinea Fowls. The Restrictive Covenants (when in force) do not allow lakefront residents to have livestock including fowl animals. The property owner was present and stated they would be removed by Wednesday of that week. The issue was closed.
 - **Adjournment:** (*Wantage*)
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