

# Lake Asbury Lake Lot Owners Association Board Meeting Minutes

February 20, 2023

\*Meeting Scheduled Start Time: 6:30pm

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

**Call To Order:** (*Barrett*) 6:35

- **Pledge of Allegiance to the Flag and Opening Comments** (*Barrett*)

- **Roll Call**

- Debbie Barrett (Chair)
- Mike Bunn
- Mark Wantage – ABSENT
- Kay Manly (Treasurer)
- Danny Hedberg

- **Welcome Message - (*Barratt*)**

- Our newest board member joined tonight - Danny Hedberg. Danny is a long time resident of Lake Asbury. His knowledge and assistance will be greatly appreciated.
- Mike Bunn joined the board at the January meeting.
- We now have a 5 member board.

- **Approval of prior Meeting Minutes** (*Barrett*)

- The January 2023 Meeting Minutes were approved as is
- Motion to approve the minutes was made by Manly and 2nd by Bunn; approved by all board

- **Treasurer's Report** (*Manly*)

- Treasurer's Report of January 2023 Bank Activity
- Checks to Approve #s 1680-1683
- Payment of the annual General Liability Coverage is due. The treasurer has not yet received the invoice. Payment is due before the next meeting. Considering the 2022 policy was \$5666, approval was given to write a check under \$6000 to cover that invoice. Treasurer was also instructed to move the appropriate amount from the unallocated savings account to cover the check.
- Motion made to approve the Jan Financials and the Feb checks by Director Bunn and seconded by Director Hedberg - all approved
- The 2023 Budget which was delayed due to work on the new Lake Lot Owners Access & Privacy Organization. Treasurer Manly will schedule a workshop before the March meeting to draft the proposed 2023 budget.

- **Bylaws and Covenants - MRTA Revitalization**

- There was a third reading of the Charter for the Lake Lot Owners Access & Privacy Organization's Charter. This is LALLOA's new organization which was set-up to administer and collect fees for issuance of Keys to the Ramp Gates as well as Motorized Vessel Passes to the Lakes.
- Membership to this new organization is voluntary. However, only paid Full Members will be able to operate a motorized water vessel on the lakes.
- This new organization offers multi-level voluntary membership. The annual fee is based on LALLOA's yearend expected expenses:
  - 2023 Full Members (with motorized water vessel access) at an annual cost of \$100
  - 2023 Supporting Members at an annual cost of \$50
- The section in the charter on the Motorized Vessel Pass was studied in detail at the meeting, as this new 'pass' will replace the currently used water vessel decals and the visitor pass. All lake lot owners must enroll for a Full Membership in order to operate any motorized vessel on the lakes. Presentation of this new pass will certify that the bearer has a Full Membership (or is a guest of the same) and as such, able to operate a motorized water vessel (owned by the lake lot owner or their invited guest) on the lakes. Motorized Vessel Passes will be issued only to Full Members.
- The new organization's Membership application form as well as the updated LALLOA Safety & Security Rules were reviewed
- Treasurer Manly made a motion for the board to approve the Charter for the Lake Lot Owners Access & Privacy Organization and have the charter recorded at the county office, to approve the updated Feb 2023 LALLOA Safety & Security Rules and the 2023 Membership Application/Agreement Form for the Lake Lot Owners Access & Privacy Organization; the motion was 2nd by Director Bunn and approved unanimously by the LALLOA Board.
- The Lake Lot Owners Access & Privacy Organization Charter will be uploaded to LALLOA's website after it is filed with Clay County Clerk of Court.
- Production of the Motorized Vessel Pass is in development. The updated LALLOA Safety & Security Rules and the Membership Application will all be uploaded to the LALLOA website after the Vessel Pass is finalized and approved by the board.
- A plan for issuance of the new forms including the membership application to all Lake Lot Owners is under development with an expected mail date in March/April.
- It is expected that the locks on the gate ramps will be changed in April/May 2023.

NOTE: The LALLOA By-Laws (Article XI) provides an ability to the board for the formation of clubs/organizations. A vote by the Board is needed to put this new entity in place.

- **Lake Watch, Weed Control & Storm Water** (*Wantage & Giebieg & Clemons*)
  - Lake Watch Report - Clemons, Giebieg & Pence (Volunteer Project) - Updates not available
  - Weeds & Algae - Responsibility of LAMSBD - Alton Davis, Chair of LAMSBD, asked that all attend the LAMSBD meetings for full details. He was able to share:
    - The permit for use of chemicals for weed control has been approved and LAMSBD is working with Wildlife & Fisheries for next steps.
    - The permit for the introduction of Carp into only Lake Asbury (aka lower lake or north lake) has been renewed by FWC for 2 Carp per acre. This is being worked by Trustee Pence.
    - The screens on the valves in this lake are in place to contain the carp to this lake.
  - Storm Water - Wantage meeting with County Manager (Volunteer project) - update not available. Questions were asked about the expected construction by the county at the pond on Cokesbury Ct. and Henley Rd. This will be addressed at the next LALLOA meeting.
  
- **Carry Over Business:** (*Barrett*)
  - The Lakelighter - Article due in February - Manly and Barrett will develop an article
  - Floating Docks – At the November meeting this issue was discussed. There are 3 floating docks in Lake Asbury outside the 15 ft boundary. – Addresses are needed so that letters from the board can be issued. All docks including floating docks are permitted within 15 of the lake lot owner’s shoreline.
  - 2023 Budget - Draft needed. Manly will schedule a workshop prior to the next meeting.
  - No Wake Zones in Fingers - need to define where fingers begin and develop signage. This will be addressed following completion of the new Lake Lot Owners Access & Privacy Organization.
  
- **Plan Review Committee:** (*Board Chair: Bunn*)
  - Mike Bunn and Tim Ley volunteered to join this committee at the November Meeting.
  - No new applications have been received

- **New Business** (*Barrett*)
  - LALLOA's General Liability Coverage – Questions were asked at the previous meetings as to what is covered. Manly obtained clarification that there is no Marine coverage meaning any accidents on the lake are subject to the vessel's owner's insurance policy. LALLOA's General Liability coverage is limited to accidents occurring on the dams, or the two ramps and adjacent docks. All lake lot owners are encouraged to obtain a liability policy to cover their own property including their water vessels.
  - Ladies Activity Club Updates (*Manly & Barrett*)
    - Next Event Status - Earth Day April 22nd, will be a neighborhood trash pick up day. All property owners are encouraged to pick up their own property and if their time permits also pick up trash in the neighborhood.
  
- **Public Comments:** (*Barrett*)
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- **Adjournment: 7:40** (*Barrett*)

**Note:** On Tuesday Feb 22nd, Mike Bunn volunteered to serve as Secretary for the Board. This occurred in a telephone conversation with Barrett and Manly.