

# Lake Asbury Lake Lot Owners Association Meeting Minutes

February 17, 2025

\*Meeting Scheduled Start Time: 6:30 PM ET - **Called to Order @ 6:30 PM ET**  
Location: Lake Asbury Community Center (Next to the Branscomb Rd Fire-Station)

**Call To Order:** (Schoenberger / Barrett)

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

<b>Board Member</b>	<b>Attendance</b>
Debbie Barrett (Co-Chair)	Yes
Mike Bunn	Yes
Danny Hedberg	Yes
Kay Manly (Treasurer)	Yes
Bill Schoenberger (Chair)	Yes
Tricia Smith (Secretary)	Yes
Dylan Tyler	No
Jacob Tichinel	No
Mark Wantage	No
Tammy Englund	Yes

- **Welcome Message / Board Introduction - (Schoenberger / Barrett)**
  - Message from Chair
    - Deb Barrett – asked that board members respond within 48 hours with quorum when emails are sent out
    - Bill – we need a corporate real estate attorney (Barry Ansbacher) with assistance in drafting rules that have meaning / substance
- **Approval of prior Meeting Minutes (Schoenberger / Barrett)**
  - Approval for January 2025 minutes **Motion to Approve - Tammy / Mike / All**
- **Treasurer's Report (Manly) – Motion to Approve – Mike / Tammy / All**

- Financial Reports January 2025 – Financials were reviewed with all in attendance. Once we get through the first 3 months of the year, Kay will consider moving some checking funds to Savings acct.
- Checks to Approve
  - 1803 – Sir Speedy Pricing – water vessel passes - \$637.18
  - 1804 – Clay Electric - \$34.00
  - 1805 – Knowells (2025 Keys) - \$1718.50
  - 1806 – Reimb Treasurer for Pmt to Sunbiz - \$61.25
  - XXX – Tricia Smith – Reimbursement of Software - \$129.00
- 2024 Filings – Kay has sent them to the CPA. Kay will be filing income tax this week.

- **LLOA&P Membership (Manly):**

- 2024 Supporting 48, Full 220 = \$24,400
- 2025 Supporting 20, Full 59 = \$6900

- 2025 Membership Project: - Kay provided summary of the data presented below.

- February Key Dates
  - Week of the 17th - Pick up the 2025 keys from Knowells - \$1718.50
  - Feb 18 - send email reminder of 2025 Membership
- March / April Key Dates
  - March 3 - send email reminder of 2025 Membership
  - March 12 or 13 - meet to assemble key packages - volunteers needed – Kay will call members of the Ladies Club since this is a week day. If they cannot provide assistance, she will solicit more volunteers.
  - Monday March 17 - LALLOA Meeting & key pickup
  - Sat Mar 22 - 10am to 1pm - Key Pickup - volunteers needed
    - Volunteers are Deb, Bill, & Kay
  - March 25 - Ramp gate locks changes - Locks change week of March 24 - need a board member(s) to meet Knowells locksmith and guide them to our 3 locks – Bill will schedule a meeting time with them directly (Knowles)
  - Sat Mar 29 - 10am to 1pm - Key Pickup - volunteers needed
    - Volunteers are Kay and Mike
  - Sun April 6 – 1 to 3
    - Volunteers are Tricia and Tammy
  - Need to determine which dates we can use Community Center based on rental schedule. Other days we will use the Basketball

court in playground. We need to put signs out – one for the court and one for the community center. Julia Van Camp will provide blank signs – Kay will coordinate getting the signs. There is a pop-up tent in the shed.

- Forms included in the 2025 mailout are being printed by Sir Speedy on Wells Road
- Printing of the 2025 Vessel Pass - forms are being ordered and printing will be done when stock is received
- Manufacturing of the stamped keys – have been ordered

○ **Current / Old Business Issues** (*Schoenberger / Barrett*)

- North Boat Ramp – Status of Repairs – Jacob not present so no status. Deb will reach out to Jacob.
- New Signs on Dams / Ramps - The signs have been taken down on the North Ramp (thanks to Lee Poidevant, Walt Geirg, and Rick Barrett). The county would not put up new signs until the old ones were removed.
- Need to advertise for & collect candidates for the 2025 election to the board at the Annual Meeting. Mailout deadline (if the election takes place) is mid-March. March 17 is last day to get names
  - In regards to election, mailing out ballots costs about \$1000 for approximately 400 stamps. Can we have a vote during the annual meeting? We can include the ballot in the notification for the annual meeting. Up for election:
    - Deb Barrett
    - Tricia Smith
    - Jacob Tichinel
    - Dylan Tyler
  - Once the board members are voted on, then there is a separate vote for board positions. We are legally required to send out mailings vs using email notifications advising of election.
- Need to plan for mail out of invitations for the Annual Meeting (May10). The mailout package/postcard needs to be approved and delivered to the printer by March 17 and mailed by April 15.

- Status of downed tree in South Lake 407 Arthur Moore – Bill indicated no movement on this. This is a 50-60 foot tree. He and Mike will take a look at it.
- Status of the North Lake Dock rebuild – Jacob not present – Deb will follow up with him
- Status of addendum / postcard for Annual Membership key distribution - no update as Mark W not present
- Dates for 2025 Meetings:
  - January 20, 2025
  - February 17, 2025
  - March 17, 2025
  - April – No meeting
  - May – Annual Meeting TBD
  - June – No meeting
  - July – No meeting
  - August – No meeting
  - September – 15, 2025
  - October – No meeting
  - November – No meeting
  - December – TBD – may need to meet for EOY activities
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○ **Plan Review Committee** (*Bunn / Hedberg*) – No active items. It was recommended that a notice be put in the annual meeting reminding people they have to get items reviewed

○ **Public Comments:** (*Schoenberger / Barrett*)

- Kay – Ms. Davis on Henry Count is trying to sell her home – she is getting push back from the survey company – some discrepancy with lines / bulkheads and her closing is scheduled for March 31. Board members advised that she needs to work with the surveyor / county. Mike Bunn will reach out to the homeowner to convey this message.

- Secretary should be screening emails and forwarding to the chair / co-chair as warranted. Tricia advised she does not have access – Kay to provide sign in information.
  - Bill re-emphasized that community members should call the sheriff for non-emergency issues (trespassing, etc.) vs calling a board member
  - At the MSDB meeting, issue of weeds at the South Ramp was discussed. Kay will call John @ Sharp Cut to talk about the fence line as this is not an MSDB duty. Deb will let Diane Poidevant know that we will handle this issue.
- **Adjournment:** (*Schoenberger / Barrett*) - Meeting adjourned at 7:34 PM ET

### **Next Steps:**

- **Deb Barrett:**

- Follow with Jacob on North Boat Ramp – status of repairs
- Follow with Jacob on North Lake Dock repairs
- Notify Diane Poidevant that LALLOA will handle weeds on fence line at boat ramps

- **Bill Schoenberger:**

- Obtain a Real Estate Attorney
- Investigate fallen tree in lake (with Mike)
- Schedule time with Knowles to review new locks

- **Mike Bunn:**

- Investigate fallen tree in lake (with Bill)
- Contact Ms. Davis on Henry Court regarding property line discrepancies

- **Kay Manly**

- Move money from checking account to savings account
- File income tax
- Call Ladies Club members to solicit help with assembling key packages
- Get signage to support Key Pick up activities
- Provide Email access / sign in information to Tricia

- Call Sharp Cuts and notify them of weeds on fence line
- Mark Wantage:
  - Provide status of addendum / postcard for Annual Membership key distribution
- Tricia Smith:
  - Complete Meeting Minutes
  - Obtain Email information to access Lake Asbury Email

**Volunteer Schedule:**

- March 12 or 13 – Kay to coordinate volunteers to assemble keys (Ladies Club)
- Saturday March 22 – 10:00 AM to 1:00 PM - Deb, Bill, Kay – key pick up
- Monday March 24 – Bill – Lock Change coordination with Knowles
- Saturday March 29 – 10:00 AM to 1:00 PM – Kay, Mike – key pick up
- Sunday April 6 – 1:00 PM to 3:00 PM – Tricia, Tammy – key pick up