

HLA September Board Meeting Minutes
September 27, 2022

Call to Order: 6:00pm

Roll Call

Present			Absent
President Reed Secretary Parmele Director Stickrod	Director Cagle Director Porter Vice President Stalzer		

Approval of September Minutes

Motion By: Director Stickrod Seconded By: Director Porter Vote tally: 6-0

Approval of Expenditures

Motion By: Secretary Parmele Seconded By: Vice President Stalzer Vote tally: 6-0

Treasurer's Report

The Treasurer resigned last month. The financial reports are all up on the website. There has not been anything subsequent in the last month to report.

President's Report – Reported by President Reed

HLA is looking for a new treasurer. A list of names is being reviewed to appoint a treasurer to be appointed between now and March.

COMMITTEE REPORTS - MEMBERSHIP CHAIRED

Conservation Committee – Reported by: CC Chair Kurt Lemke Vice President Stalzer

- Spraying the weeds on the rip rap dam rock has started and will finish with weeds around the 2nd fishing dock on the north side.
- Director Stickrod is going to assist in locating the company that applied the Procellacor 3 years ago. We have the chemicals all dialed in now and we are now able to purchase twice instead of 3 or 4 times. The granular product can be used without having to restrict swimmers.
- All MSDS licensing for the outside supplier has been retained.
- The new supplier we used this year is willing to do it next year.
- Vice President Stalzer and President Reed are helping with the energy dissipater.
- Vice President Stalzer got a quote for the concrete work.
- The dam inspection will be done towards the end of November unless on the date for concrete work will allow it to be done earlier as the insurance company is waiting on dam inspection report.

Environmental Control Committee – Report Submitted by ECC Chair Brandon Stetzler

There were several requests from members this month:

- 4 tree removal requests, 3 of the requests were for dead trees and one was for living trees placed close to the foundation of the house.
- One issue with a tree that was taken down without permission. His claim was the tree was dying and has receipts to prove that he has trimmed the tree or trees on several occasions.

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- Recently a very flimsy looking fence was installed on a property without the approval through an ECC accessory permit. Letter will be sent to member.

Social Committee – Reported by Secretary Parmele

- Rhonda Turner who is interested in heading the Rib Throw Down and possibly Bingo
- Lodge is rented on the 15th and there is no other workable date. Rib Throw Down will be cancelled this year
- Derreck Himmelspace will be chairing the Halloween events
- Online poll for possible events:
 - Family Movie Night
 - HLA Craft Show
 - Summer campground concert
- Poker Run was a success – there were approximately 15 participating, 5 different stops.

Road Committee/SSA –President Reed/Road Committee Chair Reed

- Water weep on Heritage Drive at Kenton: Contracts are in place to repair the weep on Heritage Dr at Kenton. Expected start date is within the next week or two. A posting will be submitted closer to the start date.
- There will some spray patching throughout the subdivision sometime in the next few weeks. That contract was approved earlier this week.

Unfinished Business – President Reed

- Dredging permit - Letter will be finished this month.
- Campground dumping station: Vice President Stalzer stated locks will be added. Members may contact the office to arrange the use the dumping station. Signs will be added with information.
 - Vice President Stalzer: Campground monies were collected for a total of \$30.00
- Director Porter: Tree fine at 324 and 312 Heritage Drive. Member contacted us stating that they were dead trees. Director Porter recommended to dismiss the fines.

Motion: tree permits shall include additional line to require a photo of the tree(s) to be removed to support location of tree.

Motion By: Director Porter Seconded By: Director Stickrod Vote tally: 6-0

Motion to dismiss tree fines at 324 & 312 Heritage Dr.

Motion By: Director Porter Seconded By: Director Stalzer Vote tally: 6-0

- Office will draft letter to be reviewed by Director Porter notifying members fines have been dismissed.
- Fence on 42 Yorkshire: We received confirmation that letter was received. To assure full 30 days are allowed for response, this issue tabled until the October Board meeting.

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New Business

- Authorized signers were changed to the HLA bank accounts due to the resignation of the Treasurer
- All board members were sent copies of the letters sent to the banks to make these changes. President Reed and our accountant Shelli Streit were added as signers where needed.

Motion to approve President Reed and Shelli Streit as signers for HLA Bank accounts.

Motion by: President Reed Seconded by: Vice President Stalzer Vote tally: 6-0

- Dam engineering funds approval. There will be a permit fee from DNR to move forward with the modifications. We don't have the exact permit fee at this time, but we've been advised to expect up to \$5,000. Will need to confirm that the permit fee will cover the secondary spillway or just the primary spillway lining and inlet work.

Motion to approve \$5,000 for the DNR dam permit.

Motion by: President Reed Seconded by: Director Porter Vote tally: 6-0

- Engineering observation funds for primary spillway pipe lining and inlet work
 - When the board accepted the Austin Engineering proposal letter in 2019 to start the dam engineering work, it had 4 steps. We have already completed steps 1 and 2.
 - Step 3 is what we are currently working on which is lining of the pipe and Step 4 is the new secondary spillway.
 - We have not approved engineering funds for Step 4, but we have up through Step 3. In the process, we recently approved \$11,200 in addition to that original Step 3 services proposal so that we can get the pipe lining engineering work finished. As a part of that signing of the contract, I have asked Austin Engineering to update their proposal with the approved amount but also with an estimate of what would be needed for construction observation.
 - There was some work that was done in Step 3 that was planned originally in Step 4 but it needed to be done as part of Step 3 and they went ahead and did it. They were within funds that were already approved. Basically, they are asking for \$4,000 to be moved from Step 4 to Step 3. We need to approve an additional \$4,000 for Step 3.
 - President Reed distributed letter to board from Austin Engineering.

Motion to approve \$4,000 in engineering funds for Step 3 of the amended proposal.

Motion by: President Reed Seconded by: Director Stickrod Vote Tally: 6-0

- Energy dissipator, which is the concrete structure at the bottom of the spillway to the existing primary spillway, needs some concrete repair. Vice President Stalzer received a quote on that repair.

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Motion for approval for repairs to be done to the energy dissipator not to exceed \$4,000.

Motion by: Vice President Stalzer Seconded by: Secretary Parmele Vote Tally: 6-0

- All board members received a budget spreadsheet which includes the budget for 2022 and the final actuals for 2016, 2017, 2018, 2019, 2020, 2021. All are on the website. There is now a timeline tab. Mailing date should be November 10. It must be received by the members by November 19. The next regularly scheduled board meeting we will need to agree to send the budget to the membership. No vote is required at that time.
- President Reed recommended a special board meeting open to the membership be held to discuss only the budget. No updates will be discussed. Notice to membership needs to be made 48 hours prior to the meeting.

BOARD CHAIRED

Maintenance Reported by Director Cagle

- Maintenance has been busy mowing and trimming and maintaining shop equipment.
- We have started clearing low hanging brush on the bus route.
- We will be working on the shoreline to the dock south of the boat ramp.
- We will be removing the tree house on the lot on Brandy.

Pool & Lodge Report Submitted by Director Stickrod

Pool:

- We are getting estimates for repairs. Discussions with Brian Clark to provide advice on repairing the pool.
- Contacting Tremont Pool for information on their liner.
- The cement is in bad shape. We are looking at industrial liners and options on repairing the pool.
 - Some liners are guaranteed for 10 years, and may last up to 15 years.
 - Will need to fix skimmers still.
- Putting in a new chlorinator
- Pool has been winterized.
- Putting together a pool manual for whoever becomes pool chairperson for the board so they know the filters need to be cleaned and I will start a maintenance record.

Lodge:

- The IR cameras are in and the DVR and monitors are mounted.
- There are also a couple other cameras for the bathhouse they are IR.
- Looking for an engineer to assist on remodeling the bathrooms.
- President Reed requested a review of the draft revised Lodge contract.

Outdoor Amenities Reported by Vice President Stalzer

- 2 final beach culverts have been installed. New grass has been seeded
- The steps have been started.
- Will be adding an end cap on the culvert.
- We are looking for someone to share a committee on the Outdoor Amenities to offer suggestions and

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the Dog Park will be part of that. Greg Richman has expressed an interest. If anyone else is interested, please notify Vice President Stalzer.

- The playground equipment from Grand Prairie Mall is awaiting pickup. Need someone who would like to arrange that pickup, it will take some equipment to load the play equipment. It is available whenever we can get there to pick it up.
- Dam dissipator brush has been cleared and dead tree hauled away
- 600 Stripers were stocked at the lake on Monday 9/20
- Lake will be electrically shocked for a fish count by the DNR on Friday 9/23 (gas motor will be in use during this process)
- The lake level is already close to the level where we close the valve after lowering the lake. The board agreed to leave the lake level where it's at.

Office Organization/Website Reported by Secretary Parmele

- Real Estate Transfers since last meeting - 7 completed / 1 pending
- Lodge Rental Contracts since last meeting - 4
- Lake Fund Statements sent out last week of August and are due October 1

Admin/HR

- No report.

Building/Zoning/Security-Reported by Director Porter

- 1 Speeding ticket(s) issued
- 1 Speeding ticket(s) paid
- Other violations: 0 Since last board meeting
- Security vehicle equipped with Yellow & White flashing lights. Magnetic signs displaying Heritage Lake Security on the door panels and Security ID badges for the Security officers
- Working with Director Stickrod on lighting on backside of the lodge and adding cameras, sensors for Motion as well as at the Beach bath house.
- We are looking for additional security coverage
- Vehicle on Exeter should be moved by tomorrow, vehicle removal on Martinique is in progress

Member Question

- Member requested street light on corner of Brandy and Heritage.

Meeting Adjournment:

Motion to adjourn. (7:30pm)

Motion by: Director Stickrod

Seconded by: Secretary Parmele

Vote Tally: 6-0