

MEETING MINUTES

Saturday April 7, 2018

Gina Knight, our Board President, called the meeting to order at 9:20 AM

OLD BUSINESS

Meeting Minutes

Debbie Carney read the minutes from the November 4, 2017 meeting. With no additions or corrections Sandy made a motion to accept minutes as read, a second made by Eileen, with no opposition motion carried.

Financial Report

Eileen Lewis gave reports of the finances for November through March. March had an opening balance of \$18,951.53 and a closing balance of \$23,833.92. Our CD now had a balance of \$2,027.16. With no additions or corrections Debbie made a motion to accept the financial reports as read, a second made by Sandy, with no opposition motion carried.

New Keyless Entry System

Gina and Summer will check into finding a new locksmith possibly out of Knoxville to work on the system.

Water Utility

Debbie did check into taking the classes for Water Distribution and Treatment but was told that proof of at least 12 full months of experience on the water utility would be required in order to apply for the classes and tests. Since she does not have the experience she does not qualify.

Sand for the Beach

Purchasing 2 to 3 loads of sand for the beach swimming area was tabled until the water level recedes.

Water Rates For 2018

Part time water rates were increased to ~~\$200~~ corrected (per notes in 6/2/18 minutes) to \$240 per year and Full time increased to \$400 per year to help cover the increase in cost of chemicals and maintaining the water utility. Vote carried by majority of the board members shortly after the November meeting so the water fees and dues could be invoiced as usual by year end.

NEW BUSINESS

Letters to Members

- The Estate of Charles (Shorty) Watson to clean up around the residence.
- David and Regina Hedgecoth to clean up their lot and their clutter encroaching on other lots. The EPA was contacted and came out to inspect the makeshift septic. The EPA was going to send notice to the Hedgecoths.
- Cecil Houston owner of the mobile at 243 Retreat Drive to finish the siding.

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Delinquent Accounts

Gina and Summer are going to try and find a new attorney to help with the delinquent accounts. Three top accounts to take to court, the Hummel's, David and Regina Hedgecoth and Polly Shipwash are delinquent on dues by several years. Before we spend money on court proceedings Debbie will send letters to try and collect.

Dilapidated/Abandoned Property

Claudia and Bob Kennedy asked about getting something done about the property next to them. Gina explained the procedure to file a complaint with the Health and Safety Standards Board. The next week Gina did get the forms for the complaints to Claudia to file.

Signs for CMR Lots for Sale

Kirk Orndorf asked how anyone would know which lots owned by the CMR were for sale. After much discussion it was determined that we need signs to post on each lot, with lot, plat and contact phone number. Bob Kennedy was present and gave an estimate of \$1,000 for 100 signs. Debbie made a motion to spend no more than \$1,000 for the signs and a second made by Eileen, with no opposition motion carried. Bob agreed to make the signs.

Stocking the Lakes

Eileen purchased Bass, Crappie, Catfish and Grass Carp in early April to add to the lakes.

Barge Complaint

Member Janet Gentile is requesting that the barge that was abandoned by Donnie Dean be moved from the water in front of her property. A motion was made by Summer for the CMR to take possession the barge since it had been abandoned and bring to the maintenance shed to be repaired and filled with spray foam to be used as a swim platform at the big lake, a second by Sandy, with no opposition motion carried.

Kitchen and Water for the Pavilion

We have been in need of water and a kitchen in the Pavilion for a while now. We will need a septic tank/holding tank, a full kitchen and water ran to the building. Debbie will donate a water heater when we can install it. Eileen made a motion to add the water, septic tank and kitchen to the pavilion, and a second by Justin, with no opposition motion carried.

Bathhouse

Women's bathroom is in need of latches on the stall doors and a curtain partition for privacy when entering and exiting the showers. A motion was made by Debbie to purchase new latches, curtain and hanging hardware if needed and a second by Summer, with no opposition motion carried.

Water Seeping into the Pavilion/Kitchen

Summer mentioned water seeping into the enclosed area of the pavilion. A discussion about installing gutter on this portion of the pavilion to take the water away from the building but was not voted on.

Adjournment

With no additional business at this time, Debbie made a motion to adjourn, and a second by Justin and with no opposition the meeting was adjourned.