



## 7/20/2023 Meeting Minutes

Trustees Present: Fred Wells, Laurie Albrecht (Treasurer), ~~Gloria Brain~~ (Secretary), ~~Jeff Gubbe~~,  
Debbie Epperson, Wendy Schwartznau, ~~Ruth Rabdau~~, Stacy McClellan and Anna  
Loudenback (VP)

Others Present: ~~Tony Giane~~ (President), Jay Sutton (Facility Manager) and Melissa Gubbe (Assistant  
Treasurer and Executive Secretary)

Guests Present:

Call to Order: Vice-President Anna Loudenback called the meeting to order at 7.03pm.

This board meeting was at the LJE upper park shelter.

### Good of the Order:

- Wendy Schwartznau will put together a policy for performance appraisals for the board to review. To be added to the BPM. **INFO**
- Melissa will add to the Presidents responsibilities: Conduct Performance Appraisals for FM, Assistant-Treasurer and Executive Secretary in a manner set forth by the board policy listed in the BPM. **INFO**
- Wendy Schwartznau will research the process of getting permits to add sand to beach area. **ONGOING**

### Old Business:

- Performance Appraisals for FM, Exec. Secretary & Assist. Treasurer. **COMPLETED**
- Motion to implement a \$50.00 fee for blowup toys that use our water, effective 7/20/23. **MSC** to approve. Melissa will update the park reservation form to reflect this.

### New Business: Facilities Manager: Report for June 2023:

**Upper Park:** The upper park has been looking good. Trash has been manageable so far and don't see a need to change anything as of right now. I placed bark on the flowerbed in front of the pool hut, let me know your thoughts.

**Pool:** I have been monitoring the pool level to keep the skimmers working properly. We now have squeegees for all occasions to help the workers maintain the bathroom floors, replaced a florescent light in the pump room with an LED light, and fixed an umbrella. I ordered a new net for the basketball hoop and will continue to replace the florescent lights with LED's as they go out.

**Lower Park:** The lower park is good. We are still having drainage issues around the porta-potty and we will work to fix the issue this summer. We have noticed some new mole hills and I am trying to manage it, so we don't have a larger issue in the future. The gravel is moving away from the asphalt creating a bump on the entry, I continue to push them back but will look for a better solution.

**Lake:** The lake is doing well. The water level is lowering, and I have the freshwater pumping from the well to mitigate our loss due to the evaporation but it's a losing battle. I will continue to monitor the well water to ensure it keeps running to keep the lake as full as possible but know that the lake level will lower. No new sightings of the otters but they will come back if they have left.

There is a lot of weeds in the lake, I am trying to get what I can. As the lake lowers, it exposes more weeds, I will continue to gather what I can. We have signed the proposal from the pest control company, and we are figuring out the best time to start.

I am working with Pacific Grounds to ensure that the lawn contract is followed. They had sickness run through their crew and fell a little behind. They have assured me that they are working on catching up. I have expressed the board's concerns and will continue to meet with them to manage expectations. Please feel free to express your concerns to me and I will ensure that I relay the information.

Secretary:

- Meeting minutes from June 2023. **MSC** to approve.
- The Annual Meeting is 7/30/23, 2pm. **INFO**
- Sign up on the returning nomination sheet. **DONE**

Treasurer:

- Financial Report for: May and June 2023. **MSC** to approve.

President:

- Absent

Vice President:

- No report

Pool:

- Will be proposing a mural project to beautify the pool building by a member artist. Board will see renderings of proposed mural and have input for approval of project. **INFO**

Park:

- Park Contract/FM: Discussed and Jay will contact them. **INFO**

Lake:

- Pulled a few boat loads of weeds and lilies. **INFO**
- Will not be doing the external testing due to buoy is too low. **INFO**

Meeting adjourned by Vice-President Anna Loudenback at 8:31pm.

Respectfully submitted by Melissa Gubbe.