

LTEA Special Board Meeting

March 23, 2022 Oakwood CUSD #76 Unit Office 6:00 PM

AGENDA

1. Call to Order, Dr. Bartosh
 - a. time: 6:01pm
2. Roll Call – Secretary
 - a. Present: Dr. Bartosh, Pat Bennett, Donnie Davis, George Peterson, Richard Stipp, John Hines, Sherry Cole, Kerry Butson, Brian McQueen
 - b. Absent: Bob Neff
3. Recognition of Guests
 - a. There were no guests present
4. Director Reports
 - a. Dr. Bartosh – President:
 - 4.a.i. encouragement to participate on board, send in bios if you would like to run
 - 4.a.ii. Nextdoor conversations aren't complete; take to board members, go to lteail.com for contact information of board
 - b. Pat Bennett – Vice-president's Report & Health and Safety
 - 4.b.i. no report
 - c. Donnie Davis – Treasurer's Report
 - 4.c.i. no report
 - d. Kerry Butson -- Secretary's Report
 - 4.d.i. Death Announcements: none
 - 4.d.ii. Minutes from February 23, 2022 Board Meeting and Special Assessment meetings: Donnie Davis gave correction to each; revised minutes will be posted to website
 - 4.d.iii. Picked up printer and various office supplies from Rich Stipp, going through them and making an inventory spreadsheet to share with the Board
 - e. George Peterson – Lakes
 - 4.e.i. Talked to biochemist; might come out this week; lilly pads are spreading, strict irrigation restriction and intake issue because the product used is harsh, duckweed is building up
 - 4.e.ii. Lake Florence overflows: George will look at it tomorrow
 - 4.e.iii. Aerators on lake: pump needs to be replaced; resident has paid for last two replacements; in the past, no current LTEA budget available; worthwhile investments because it prevents weeds, also powered by one of the residents so that would need to be reimbursed; complete unit from Amazon for \$600 and it will help for years;
 - f. Sherry Cole – Roads
 - 4.f.i. Road budget gone due to extra snow; brian mcqueen helped filled potholes;
 - 4.f.ii. Crane garbage trucks are big and tearing up the roads; weight limits should be adhered to
 - g. Rich Stipp – Gates
 - 4.g.i. Circuilt board for N gate wasn't working, it's been installed, no charge for that

- 4.g.ii. App: 2/3 of members are signed up for app
- 4.g.iii. Residents would like a small class on how to use app
- h. Brian McQueen – Building Codes
 - 4.h.i. no report
- i. Bob Neff – Wildlife
 - 4.i.i. no report
- j. John Hines – Nominations
 - 4.j.i. 6 people have asked to be nominated so far; bios should be sent to Rich Stipp: he will forward them to teh Secretary
 - 4.j.ii. Newly elected board members will start in July
- 5. Other Business and Items for Discussion and/or Reporting (Board Members and Audience)
 - a. Assessment
 - 5.a.i. Stipp been contacted, no one who has contacted him is in favor of any of the options
 - 5.a.ii. Discussion on whether any options should be included on the ballot:
 - 5.a.ii.1. Donnie Davis has mixed feeling on making a motion; grandfather clause isn't perfect but hurts LTEA in the long run
 - 5.a.ii.2. paying one assessment per lot will make people not want to buyin LTEA
 - 5.a.ii.3. Is a member of the HOA a lot owner or property owner?
 - 5.a.ii.4. Some property owners have to have multiple lots for access
 - 5.a.ii.5. If there is nothing regarding assessment included on the ballot, special assessments are the only way if there is not enough money in the budget
 - 5.a.iii. Donnie Davis make a motion to include options on the ballot with a modification to include that if property owners are not in good standing with LTEA, then you lose the grandfather clause; the motion is not seconded and will not go through
 - b. Contract termination w/ realtor concerning LTEA lots
 - c. Terms of Office
 - 5.c.i. Replace four board members: Donnie Davis, Pat Bennett, Don Smoot, George Peterson
 - d. Next meetings:
 - 5.d.i. Annual Meeting-Sunday, April 24, 2022 2:00 pm at the First Church of the Nazarene on North Vermilion located next to Carle Clinic
 - 5.d.ii. Regular Board Meeting-Wed, May 25 2022 at Oakwood Unit Office (6:00 pm)
 - 5.d.iii. Regular Board Meeting-Wed, June 22, 2022 at Oakwood Unit Office (6:00 pm)
 - e. Jan James will help Kerry Butson with the annual assessment mailing
- 6. Adjournment:
 - a. George Peterson motions to move the meeting into an executive session, Pat Bennett seconds the motion
 - b. Meeting adjourned: 7:52pm