

**Minutes of the Grandview Lot Owners Association
Board of Directors
March 16, 2023 at 7:00 p.m.**

Present: Margaret Powers, Tom Schroeder, Todd Harris, Robert White, Cindy Bartlett, Jason Carroll, Michelle Aton, Bill DeVries

Absent: Charlie Laughlin, Carrie Pumphrey, Beth Ann Dismore

Guests: Jim Riffle, Lisa Duret, Dix Weaver

President—Margaret Powers

Margaret called the meeting to order.

- A motion was made to approve the minutes from the February meeting. The motion was seconded and approved.

Architecture Committee—Cindy Bartlett

- One application is pending that will correct a property line issue.
- Contractors will be asked to remind those using heavy trucks that engine compression brake use around the lake should be discouraged.

Lake Manager—Todd Harris

- Todd is working with Facility Advisors to update the MR&R expenditure assumptions for the coming three years.
- Todd was able to get the annual help desk fee for the Verifone charge card system waived for those years when we were not aware that it was required. We will incur a \$1200 annual fee for this service going forward.
- Although John Shaw had indicated the Trib 2 cement carpet would not need repair or replacement anytime soon, it was noted that water is flowing under the cement carpet. There was concern that that was not the intention of the original cement carpet design in that area.
Action Item: Todd will investigate to determine how the water should be flowing and whether corrective action is needed.
- Todd indicated that clearing the brush from the Trib 2 drainage easement is planned in 2023.

Treasurer's Report—Tom Schroeder

- Tom reviewed the February financials.
- With the conclusion of the copier lease, it was determined that the most cost effective alternative was to purchase the copier and continue to maintain a monthly service contract.

Land Use – Michelle Aton

- Plans are underway to have Dawn Slack hold an information session about invasive plants using a lot owner's yard as an example. The gathering, open to all, will be May 12 at 4:30 pm. The specific lot will be announced closer to the date.

Spillway Replacement Plans – Bill DeVries

- Commonwealth met with the DNR and received approval to proceed with the preliminary plans for spillway replacement as was in their proposal approved by the GLOA Board.
- **Action Item:** Bill will check with Commonwealth regarding the item mentioned in the “scope of work” section of their January 10 proposal related to obtaining a preliminary quote from a qualified contractor.

Safety – Jason Carroll

- Beavers are back but efforts to trap them are not yet successful.
- The search for a new safety boat continues.
- We are down to 2 safety patrol employees. Jason will coordinate an effort to hire additional part time employees for the summer boating season.

New Business

- It was moved and seconded that the 2023 Yacht Club Race Schedule as presented in the pre-reading be approved. The motion passed.
- Board members are reminded that now is the time to begin work on any ideas for ballot proposals to be considered at the Annual Meeting. Time should be allowed for development of the idea, obtaining appropriate input, approval by the Board and communication to lot owners.
- Items for the 2024 budget that are new or that differ from current levels should be forwarded to Tom for incorporation in the proposed 2024 budget.
- Discussion ensued about the potential tax increases. By general consent, it was agreed that sharing information with lot owners about ways to contest their assessments and send information about other concerns to appropriate departments would be included in an upcoming newsletter. **Action Item:** Margaret to draft a newsletter article.

With no further business to come before the meeting, the meeting was adjourned.

Submitted by:
Margaret Powers