

## FOUR LAKES BOARD of TRUSTEES

Meeting Minutes  
June 5, 2020  
Online Meeting, 7:00 pm

### **Board Members:**

Mark Anderson– Board President  
Sharon Ayers  
Rod Case  
Terry Deschenes  
Bob Liebling  
Dave Prochazka  
Vivienne Gevers  
Marc Sanders  
Mark Somnis

### **Additional Attendees:**

Dave Spencer  
Lacie Thompson

**A.** Approval of May 2020 meeting minutes as posted on the website. Motion to approve and seconded. Motion carried.

### **B. Committee Reports**

#### **Financial**

Chairperson: Rod Case

REPORT: See attached report. Two properties will be a year past due at the end of this month. This will be handled by the attorney. Notices to the land owners were sent at the end of each quarter inviting them to work with the Board to make up the past due arrears. The CD is back to where we began at the beginning of the year.

#### **Communications**

Chairperson: Janell Wells

REPORT: A notice went out last month about the change in the water committee. Also sent email about the port a potty availability. Additionally sent notice to alert neighbors regarding 10 PM water checks.

#### **Community Property**

Chairpersons: Vivienne Gevers

REPORT: Mowing is proceeding as planned and looking good. Moles are starting to pop up at north end of Lake. It was decided to ask Evan if he would continue helping with mole eradication. Dave did some extra mowing from Cedar Grove Rd to Herron Lake and along Osprey Lake as well. Vivienne suggested she add that section to the mowing contract. There was discussion as to whether the mower would fit and it was decided to add that section to the contract. It doesn't need mowing every time. Brian Thompson pointed out a culvert that creates an inflow and outflow to his property which goes to his little pond and another section which goes up the hill at the back of his property. Brian wants to fill it in to make it easier to mow. Mark asked Board if we were opposed to him proceeding. Mark offered to help with filling in with some rocks and fill dirt to level things out a bit. He will not interfere with the inflow/outflow. Dave Spencer will work with him to make sure the in/out flow is not impeded and we could make the free rock on the loop road available. We want him to connect with Dave Spencer to make sure things work with the Roads Committee and don't make problems along the side of the road by Paula's.

It was also noted that Don would like to add an additional \$200 to contract because of wear and tear on his tractor. After discussion, the Board approved paying an additional \$200 this year. There followed a discussion about the new lights in the parking lot and a gate. The plan is to run a sensor inside the gate they are planning to install to activate the light when the gate was open. The gate would not have a lock. It was decided that whoever was first into the parking lot would open it and the last out would close it. Vivienne wants to replace some of the logs around the parking lot and will work on that with Brian. Cameras are in so Mark will ask Lacie to keep us posted so we can notify neighbors regarding the progress. Mark will coordinate with Lacie and let her know we want to notify neighbors about the lights and the gate. We will ask that if you are driving by at night around 9:00 to please close the gate and help the neighborhood out. It will take neighbors pitching in to make having a gate work.

### **Emergency Preparedness**

Chairperson: Dave Spencer

REPORT: Not much activity so far. Will have time before the next Board meeting to have a first meeting this month. Will send out invite for first meeting this month using an online meeting service.

### **Entertainment**

Chairperson: Nina Hufford

REPORT: No activities currently planned; however future activities, such as Fall Festival are in limbo.

### **Hospitality**

Chairperson: Sharon Ayers

REPORT: Two new neighbors, the Cushmans and the Masons. Both neighbors indicated an interest in committee participation and that information was sent to committee chairs and all Board members. New neighbor in Ford house is Ashley McClelland.

### **Lakes**

Chairpersons: Bob Leibling and Dave Prochaka

REPORT: Permit for a chemical treatment is still in the works. Our permit is only for Eagle Lake so we have to amend the permit to include the others. Lakes that are man made and have no outfall—don't need a permit for chemical treatment. So when there's no outfall at the end of July and beginning of August we can treat them without a permit. Outfall from Osprey Lake was partially flowing around the boards that regulate the lake level. The lake level was maintained but this did not allow the algae on the surface to exit the lake. This created an algae problem. Five gallon buckets have been installed in the exit pipes to block the exit flow. One of the buckets has ½ the bottom cut out. This allows for the flow and the algae on the lake surface to flow out. Not much beaver activity right now. Will notify neighborhood when the Lakes will be treated at the end of the summer. Suggest that Janell let everyone know and will also give a notice to those living on the lake.

### **Legal**

Chairperson: Terry Deschenes

REPORT: Nothing to report at this time.

### **Roads**

Chairperson: Dave Spencer

REPORT: Surveying current conditions after storms. Building a task list of things to do over next couple of months of good weather. Will do light maintenance, clean up and shrubs and will have a committee meeting to set up crews and assign tasks. Will also contact vendors for bids on some of the larger tasks associated with the Roads plan.

### **Security**

Chairperson: Lacie Thompson

REPORT: Installed the new lighting and waiting to hear feedback. No concerns as to how far the coverage goes so far. The cameras have been purchased...under budget. Created a sign design for parking lot and its been ordered. Waiting on sim cards from T-mobile. Will test in cameras before

installing. Will check for any over reaching. The sensor for the light at the park might need to be adjusted to pick up motion into the parking lot sooner. Talked about having a sensor light in the gazebo to keep people from hiding out. Mark asked Lacie to prepare an update for dissemination to the neighborhood when the cameras, lights and gate are ready for use. Vivienne reiterated her desire to be part of the gate planning to explore making the logs nicer or even doing a fence.

## **Water**

Chairperson: Mark Somnis

REPORT: May 18<sup>th</sup> did the water meeting readings. Found that we had a 40% leakage rate somewhere in the main lines. On June 3<sup>rd</sup> we sent out a notice so shut off zone 2 and 3 and measured. They are okay. Will keep checking each zone till we find it. Think its zone one. We're losing 5-7 gallons a minute. It's not the lines going to the houses. It's the main lines going to the service boxes. Will have to shut off each box and measure the leakage and then work our way back to find the leak.

## **C. Old Business**

None

## **D. New Business**

None

## **Adjournment:**

The next meeting is scheduled for August 11<sup>th</sup> at 7:00 pm via Zoom. Will ask Janell to notify neighbors in case they would like to attend.