

**Dunlap Lake Property Owners Association**  
**Board Meeting Minutes**  
**September 28, 2009**

**Call to order:** Alan Orbals called the meeting to order at 7:08 pm when a quorum was present.

**Board present:** Tom Bohn, Walter Heck, Alan Orbals, Sylvia Putz, Bob Schnietz, Michael Watts, Roy Wehling, Rob Wiemers, and Ron Wise  
Carolyn Green, administrative coordinator.

**Board members not present:** Larry Ahrens (excused), Gary Arth, Scott Bateman (excused), Mark Hicks (excused), Jennifer Russi (excused), and Michael Weber.

**Visitors included:** none

**Approval of minutes (Attachment A)**

One correction was noted on the August 31, 2009 minutes. Under Commons committee: location of dock request. Change from “on the neighbor’s property” to “at the boat ramp”... that may be a temporary solution. Delete: Jim Wescotts also wants a dock built. Tom Bohn made a motion to approve the minutes as corrected, Ron Wise seconded, and the motion passed unanimously.

**Financial report (Attachment B)**

Tom Bohn, treasurer, presented the Financial Report and went through the figures. Most assessments and boat sticker money for the year has been received. Mike Watts made a motion to approve, Sylvia Putz seconded, and the motion passed unanimously.

**Old Business**

Survey of residents for restrictions – We are waiting until current ballot process on boating restrictions is done. Rob Wiemers noted that Tom Bohn’s original comments were good and he encouraged the board to take them into consideration when questions are written.

**Committee Reports**

**Restrictions - Submitted by Roy Wehling**

Roy voiced concern over problem spots and retaining walls around the lake. Since the lake will not be lowered again until 2011 he volunteered to prepare a letter notifying the owners with shorelines requiring maintenance that it needs to be repaired the next time the lake will be lowered. The letter should make it clear that their property is out of compliance with the restriction requirements and they need to provide the Board with their plans to repair the shoreline within a reasonable time.

**Web Page:** Submitted by Roy Wehling  
None

**Safety:** Submitted by Tom Bohn

Boat Restriction Amendment Election: Ballots were mailed September 16<sup>th</sup> and must be returned (postmarked) by October 9<sup>th</sup>. To date we have received 140 ballots or about 1/3.

Boating Class: We are trying to set up a safe boating class for late February/early March. We should have more details for the next meeting. We are planning to have a nominal registration fee to cover literature that will be provided and help assure attendance. Cost of late registration and walk-ins will be substantially higher.

We are putting together a plan and procedure for testing the lake three times a year (late spring, mid summer, early fall). The expected cost will be less than \$500. We plan to have the full details and a request for funding for the January meeting.

When the Restrictions survey is put together we would like to request that a couple of questions be included on the desire and task of the Lake Patrol Program. We will write these questions and provide them to whoever is putting the survey together. The suggestion was also made at our last committee meeting that a question on additional social activities be included.

We continue to work on updating the boat sticker information and identifying those without stickers. We do not plan to take any additional action until the restriction voting is complete and we know the alternatives available.

Looking into fall and winter, the committee is planning to work on getting up a safety webpage on the Dunlap Lake website, and trying to put together a safety committee electronic newsletter.

Tom Bohn checked into the scrap value of the old patrol boat and it is somewhere around \$25 to \$40.

**Silt Committee:** Submitted by Rob Wiemers

The soil test came back and showed the ph was still high. It is lower than four weeks ago. The contractor suggested we wait a couple more weeks before seeding the south end. Watering or rain will take it down more. They will test it again October 8<sup>th</sup>. Stormwater Erosion Specialists will seed up to October 31<sup>st</sup> and still guarantee it.

**Building:** No report

Tom Bohn stated that the Committee is expecting to get drawings on the Minner's garage addition. Walter Heck announced that he will be dividing his lots and seeking a building permit to build a new house on the second lot.

There was some follow-up conversation about docks in the south end silt basin. At the last meeting temporary structures, which were not considered docks, were supported by the building committee. Alan Ortbals will have Larry Ahrens call Ron Whitman to be sure he knows what would be allowed. The Board now is not planning to have drawings made describing these structures. Alan has also contacted the Associations lawyer and discussed the preparation of a document making the owner of any docks in that area agree to pay for their removal if the Board considered it necessary.

**Commons:** Submitted by Michael Watts

The tree work has been completed on common area E2. Now there is a Cottonwood tree dropping dead limbs and creating a problem. It will cost \$300 to remove dead sections. Michael Watts made a motion to authorize \$300 to have this tree work done, Bob Schnietz seconded and the motion passed unanimously.

**Meeting, Elections and Social:** Submitted by Michael Watts

Fireworks – Tom Richey may assist with a golf tournament this spring. The proceeds of this tournament will be allotted for the fireworks display.

**Fishing Tournament – 19 boats fishing, 4 working**

It was a cold rainy day but we still had a great turnout. Out of pocket expenses were \$945. Next year we will need to announce 30 boats maximum, with 19 it was obvious there would need to be limits. Rob Wiemers made a motion to authorize an additional \$450.00 to pay the additional cost of the fishing tournament; Roy Wehling seconded and the motion passed unanimously.

**Holiday Social**

Entertainment – Brenda Star will play piano from 8:00 – 10:00. Dinner will be served at 7. Jenny Russi has agreed to be responsible for the decorations and Walter Heck will help wherever needed

**Contractor Compliance:** No Report

**Dam and Maintenance:** Submitted by Mike Watts

With the maintenance review this year the contractor ran a TV Camera through the spillway tower outlet pipe. The hole in the grate on top of the spillway tower needs a cover and debris cleared out.

**Fish and Wildlife:** No Report

**Legal:** Submitted by Alan Ortals

The Morgans have filed a lawsuit against the DLPOA Association. The Association's attorney is filing a motion to dismiss. A hearing is scheduled within the next 30-60 days.

There is a vacant lot on East Lake that has an offer of \$50,000. This was formerly the McGinnis property. The Association has first right of refusal. There are concerns with flood control issue. There was no motion to exercise our right of first refusal. Alan Ortals will notify the owner we waive our right.

### **New Business**

- Newsletter to go out soon – committees can send information to be included to Alan Ortals.
- Attendance is important. Three people have missed multiple meetings already this year.

The meeting was adjourned at 8:15 pm.

The next meeting will be at 7 pm Monday, October 26, 2009.

Respectfully submitted,  
Carolyn Green, Administrative Coordinator.