

LAKE COMO BEACH PROPERTY OWNERS ASSOCIATION

Fall Membership Meeting Minutes

October 9, 2016

1:00 PM

WELCOME: Ed Gritzner

PLEDGE OF ALLEGIANCE

ROLL CALL OF DIRECTORS: Ed Gritzner, Judy Zebrowski, Gene Decker, Debbie Bromeland, Tina Invergo, Bernadette Moran, Paul Todd, Bill Finkel, John Sullivan, Ruby Chambers, Allen Searles, Stephanie Nicewarner. ABSENT/EXCUSED: John Winters. ABSENT: Cass Kordecki, Rich Kieszkowski.

OFFICERS REPORTS:

SECRETARY MINUTES: Transcribed by Judy Zebrowski – May 5, 2016 – Motion to approve by Allen Searles/ Paul Todd 2nd., ALL IN FAVOR, SO CARRIED.

TREASURERS REPORT: Gene Decker – Ending year Balance as of June 30, 2016, was \$37,000.00 same as previous year. Assessment Invoices were sent to 1535 active members on June 1st. at \$75.00 each. Current balance is \$62,497.82. Auction pier fund is at \$23,906.23. Lakeshore is \$1,028.00 and Petty Cash is \$100.00. Paid \$25,000.00 pre-payment on Clubhouse loan in July. Monthly payment is \$1,920.00. Owe around about \$140,000.00 on Clubhouse. Should be paid in three years. Motion to approve Treasurers report by John Sullivan/Allen Searles 2nd., ALL IN FAVOR, SO CARRIED.

CLERKS REPORT: Debbie Bromeland - Collected to date: \$103,210.62 - New Homeowners: 3 - Foreclosures 3. \$70,000.00 outstanding. Gene Decker - 120 people never paid and owe \$800. to \$1500. 100 people owe \$105. to \$210.

PRESIDENTS REPORT: Ed Gritzner – Bar open and there are beef sandwiches and a drink. Football on after meeting. Please enjoy yourselves. We have been trying to start a Bingo night. Would anyone have any objections to that. Gene Decker – Can't do it because we are not a non-profit organization and are not tax exempt.

OPEN MEETING DISCUSSION:

Gene Decker – Redistricting hasn't been done in 40 years. District 1 has at least 350 or more

people. Is this in our bi-laws? Sandy Searles – Don't really know, it was talked about a number of years ago and was told districts were ok. Cheryl Bogart - Names were listed for voting ,until last election.

Gene Decker – That list has not kept up to date. There is an easy way to re-district using the tax key numbers. There are 1500 properties, so we can divide them. Gene Decker – I would like to make a motion that the President appoint a committee for redistricting, assuming that redistricting is in the confines of the Board of Directors to make those changes and if it is not, that committee can make recommendations for next May, for a vote of members. Cheryl Bogart – I think we need accurate count of voting members. Ed Gritzner – The Committee can do that. Sandy Searles – This is a property Owners Association and counted as properties. John Sullivan – Good point. Last time I checked property had not moved. Ed Gritzner - We have a motion by Gene Decker do we have a 2nd.? Bernadette Moran 2nd., ALL IN FAVOR, NONE OPPOSED. Committee appointed Cheryl Bogart, Tina Invergo, Paul Todd and Bernadette Moran.

Dawn Schiefelbein – What is \$1,028 in Lakeshore account for. Gene Decker – It was left in account from special assessment in 2008 for lakeshore restoration. Two more restorations have been done since then.

\$1,028. remains to keep account open.

Mary Ann Johnson – Could we have fund raisers? We need funding for trees and \$10,000. for each of 3 restoration projects at shore.

Cheryl Bogart – How much money have we made from Clubhouse to date? Gene Decker - \$15,000. in Clubhouse account. Right now we would be bankrupt. \$12,000. taxes and \$12,000. insurance.

Bill Finkel – Can't pier auction money be used for restorations? Gene Decker - \$10,000. being used for new roof. Dawn Schiefelbein - \$14,000. should be used for lakeshore restoration.

Motion to use \$14,000. from pier auction account for lakeshore restoration by Paul Todd/Bill Finkel 2nd., ALL IN FAVOR, NONE OPPOSED.

ADJOURNMENT:

Motion to adjourn by Allen Searles/Paul Todd 2nd., ALL IN FAVOR, SO CARRIED.

This meeting complies with Wisconsin Open Meeting Laws; and is accessible to those individuals with disabilities.