

Elk Lake Shorelines

Volume 19, Issue 5

elklakenewsletter@gmail.com

May 2021



Elk Lake Property
Owners Association

Elk Lake Information:

Regular Meetings for
ELPOA are the third Satur-
day of each month @ 9a.m.
(currently virtual; board
members only)

Office Hours:
Saturdays
10 am. – 4 pm

Elk Lake Resort car license
and frames for sale at office
and gate for \$5 each

Contact Info:

elpoa@elklakeshores.net

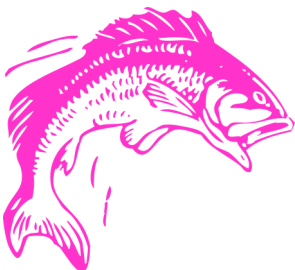
Guardhouse:
502-484-2482

Office phone:
502-484-0014

Marina: 502-484-3181

Newsletter:
elklakenewslet-
ter@gmail.com

Website:
www.elklakeshores.net



President's Note

Scott D. Jones jonescscott1396@yahoo.com

2021 Season is Here!!!!

What a difference a year makes. I am so looking forward to host-
ing family and friends that were unable to come last year (they
weren't invited!). As we start the season I have just a couple of
topics to highlight.

The Annual Meeting will be held on Saturday, May 15th at the
pavilion next to the lodge beginning at 9:00 am and ending by
noon. During this meeting, we as your Board of Directors, will
highlight the events of last year..2020. We will review the finan-
cials of the lake, the latest status of the dam, the road mainte-
nance program, and the buildings and grounds to name a few.
This meeting is also a great time to highlight topics relevant to
the coming season and future plans for the lake. Bring a chair,
your favorite morning beverage and join us at the pavilion.

Better Boating Skills

This past January the Board voted to ban Wake Surfing at Elk
Lake based on the size of our lake and the destructive nature of
the wakes produced by this activity. One of the discussion points
during this debate was the fact the "non-wake surfing" members'
poor boating skills also creates huge wakes that contribute to the
erosion of our shoreline and creates havoc on our docks. This is
a valid point and we as a community need to do better on the wa-
ter for the safety and enjoyment of us all. Although I am not the
boater in my family I have highlighted a few "best practices" for
all of us to focus on this year. We will highlight these at the an-
nual meeting as well. (Continued on next page)

President's Note Continued

Avoid Plowing

Plowing is when your boat has not reached the speed to plane on top of the water. You will know that you are plowing when it is hard to see over the front of your boat. Plowing creates a huge wake and can be avoided. The correct way to operate your boat is to accelerate until you are planing on the surface and then back off the speed.

Stay Clear of Docks

The biggest complaint we get from members is regarding boaters driving too close to their dock sending a huge wave over their dock or worse...coming too close to children swimming. If you are in a cove and nobody is coming in the opposite direction, please move closer to the middle and stay clear of the docks. If there is traffic on the water and your choice is to slow down (possibly dumping your skier or tuber) or buzzing the docks choose the former. Most of the close calls I see is a boater passing a downed tuber or skier and they chose a small lane that is too close to the docks.

No Donuts at the Dam

I would be lying if I told you that I was not involved with a boat doing donuts at the dam. It is a wide area and seems to be okay as you are in the turn around motion. Although this may seem harmless it does create problems for all of the members with houses near the dam.

Training for New Boaters

Although we do not have a formal training program established, if you are a new boater and would like some lessons on boater safety, please contact the office. I know of a few members who have volunteered their time to ride with you and show you how to safely operate your boat including how to pull tubers in a safe manner.

Let's make 2021 a great season!!! See you on the water.

Scott D. Jones

New Members

Kami Kattelus & Jeffery Gregg

Lots 926 & 927

Ernest Hearne

Lots 272 & 273

Financial Report Tom Goldschmidt tom@gesgoldschmidt.com

As of the end of March all the budget items are at or below budget. Of course most of our expenses occur between May and October but this is a good start.

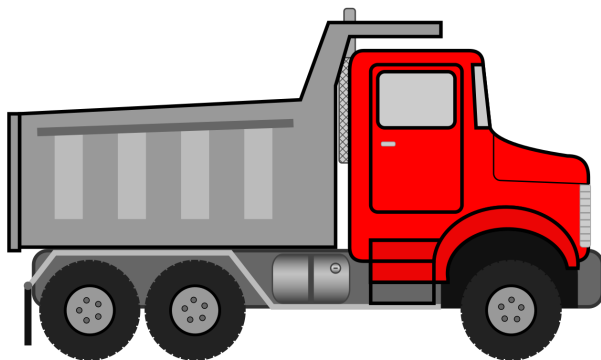
ELPOA Income / Expense Analysis

Type	Accounts	2021 March Operating Budget		
		Actual YTD	Budget	Balance
INCOME				
	Membership Dues	\$396,296.00	\$413,600.00	\$17,304.00
	Transfer from Balance Sheet	\$35,500.00	\$35,500.00	\$0.00
Total		\$431,796.00	\$449,100.00	\$17,304.00
EXPENSE				
	Payroll Expense	\$29,451.00	\$124,456.00	\$95,005.00
	Security Expense	\$218.00	\$6,450.00	\$6,232.00
	Building & Grounds Expense	\$23,561.00	\$109,250.00	\$85,689.00
	Lake & Dam Expense	\$0.00	\$15,500.00	\$15,500.00
	Road Maintenance Expense	\$3,405.00	\$122,700.00	\$119,295.00
	Administration Expense	\$14,121.00	\$70,477.00	\$56,356.00
Total		\$70,756.00	\$448,833.00	\$378,077.00
	Profit /Loss	\$361,040.00	\$267.00	
Marina Gas				
Marina Gas Income		\$272.00	\$36,000.00	
Marina Gas Expense		\$3,843.00	\$36,000.00	
Marina Gas Income / Lost		-\$3,571.00	\$0.00	
Citizens Union Bank Loan				
Membership Dues - Loan		\$71,800.00	\$75,200.00	
Loan Payment		\$69,794.00	\$69,794.00	
Total Amount for Loan Payment		\$2,006.00	\$5,406.00	
Miscellaneous Income				
Miscellaneous Income		\$37,791.00	\$56,300.00	
Reserve Budget Accounts		\$0.00	\$55,000.00	
Profit / Loss		\$37,791.00	\$1,300.00	

Road Report

Gravel work for side roads and some of the major hills in this year's maintenance plan will be completed by the first week of May. Bruce has placed 29 out of the planned 35 loads of gravel.

The start of maintenance of the main road has been delayed some due to a lot of rain this spring. Dependent on the weather, we will still try to have most of the work done by Memorial Day. The roads will have some regrading and receive additional gravel where required. Remember, as this work is done, there will be dust until the dust suppressant is applied after the rework has had a chance to settle. So please obey the 15 MPH speed limit. This will keep the dust down and mostly off your vehicles. If you drive over newly applied dust suppressant keep your speed below 15 MPH to keep it off your vehicle and allow it to bond with the road surface.



Buildings & Grounds

Bill Sprunk sprunk.william@gmail.com

Season Kick Off

Welcome to the Lake! Words that just bring a calming sensation to the mind, body, and soul.

First, I would like to thank all of those who have reached out to me regarding your projects, I will say this role has allowed me to meet many members especially in the last year.

As you get settled in and start to evaluate projects big and small, please don't hesitate to reach out with any questions.

REMINDERS and TASKS of the ELK LAKE MEMBERSHIP

- Please Review the Blue Book Rules and Regulations and warranty deed – all members should be aware of these
- Please observe the 15 MPH Speed Limit. This is especially critical for the success of the dust control. Not only do slow speeds allow it to soak into the road, it keeps it off your car where it is a pain to get off.
- Please either get a property improvement permit or call to see if you need one BEFORE you start your project.

- If you have a piece of heavy equipment or load of materials coming in, please call the front gate and let them know. This will save the guards, drivers and everyone else involved a lot of time.
- If you, your contractors, friends or family are arriving by helicopter they need to get a permit before entering the lake. Our airspace is private as well. Additionally, they will need to make sure the landing zone is approved and not on a septic drain field or public right of way.

Please obey the NO WAKE Buoy and practice safe and polite boating. With the increased number of boats on the lake erosion is increasing and Boater Safety has to be a priority.

Bill Sprunk

513-702-8862



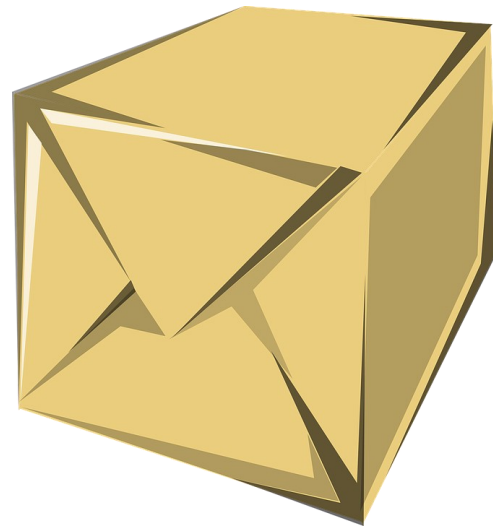
Security

Cheri Fredelake cherifredelake160@gmail.com

Please be patient when entering or exiting the gate. As summer approaches the gate is becoming more and more busy. Contractors, boats, guests, and deliveries are picking up. The guards may be busy when you pull up. They will get to you as soon as they are able. Thank you in advance for your cooperation and understanding.

Please remember you are responsible for any guest passes that you write. If your guests cause any damage or create any issues you are ultimately responsible. Your privileges can be revoked and/or you can be fined if the situation continues and is not rectified.

Let's all keep an eye on our neighbor's property and our community prop-



erty. If you see something that looks unusual or out of the ordinary, please report it to the gate. I know I sound like a broken record, but this issue continues to be a problem. If you have packages at the gate, please pick them up as soon as possible.

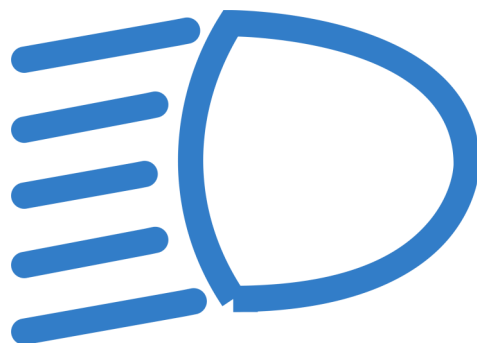


Please do not call up to the gate accusing the guards of losing your packages or giving them to the wrong person. This has occurred on more than one occasion and the property owner later found their package either in their mailbox or at their house.

I can assure you the guards do their best trying to keep track of everyone and their packages.

Please be sure to put your new stickers on

your vehicles. If you do not and you pull up with an old sticker you may be asked for identification if the guard doesn't know you. When pulling up to the gate after dark please remember to turn off or dim your lights. This makes it easier for the guards to see who you are.





**NO BURNING
BEFORE 6:00 PM**



NOTICE

KRS 149.400

KENTUCKY FOREST FIRE HAZARD SEASONS ARE

**FEBRUARY 15 through APRIL 30
and
OCTOBER 1 through DECEMBER 15**

During the forest fire hazard seasons, even though the precautions required by KRS 149.375 have been taken, it is unlawful for any person to:

- set fire to,
- or to procure another to set fire to, any flammable material capable of spreading fire,
- located in or within one hundred fifty feet (150') of any woodland or brushland,
- except between the hours of 6:00 PM and 6:00 AM, prevailing local time, or when the ground is covered with snow.

*Other burning laws may apply. Check local ordinances and the KY Division of Air Quality and Waste Management before conducting any outdoor burning.

REMEMBER, ALL FIRES SHOULD BE ATTENDED UNTIL EXTINGUISHED.

FOR FURTHER INFORMATION, CONTACT YOUR LOCAL KENTUCKY DIVISION OF FORESTRY OFFICE:

<https://ecf.ky.gov/Natural-Resources/Forestry/wildland-fire-management/Pages/Outdoor-Burning-Laws.aspx>



Sportsman Club News



Bob Duke

Felt great to get the season started. But what a soggy wet day of fishing, Great turnout for the first tournament of the year. Forgot to tell everyone we are going to have a night tournament Friday May 14th from like 6;00 till 9;00 pm Not for points just for prize money. There still will be a regular tournament Saturday May 8th. All times will be posted at guard shack. Thanks to all who came out for last tournament. A lot of new faces.

Winners

1st place	Dylan Epperson and partner with 11.41 lbs
2nd place	Bob Duke and Tim Clark with 10.97 lbs
3rd place	Darren and Spencer Hackworth with 8.79 lbs
Big Bass	4.60 lbs and was caught by Emory and Michael Jacobs

Congrats to the winners...Hope to see you all in May!

FISH ON!



Important Notices for Members



- ♦ **Meetings will on the third Saturday of the month at the pavilion and are open to all members.**
- ♦ **Annual Dues invoices were sent out in January.** Each Member is issued 2 automobile stickers upon receipt of annual dues payment unless the annual dues form is completed - **found on the back of the annual dues invoice**. Up to **four** automobile window stickers are available at no cost for **their** and **Immediate Family's** automobiles. If the Member requires more than four stickers there will be a \$10.00 charge for each additional sticker. To receive additional stickers you must list the name and relationship to the member (immediate family only).

\$25 monthly fee

Boat/Trailer Storage at Lodge Parking
lot

Contact ELPOA office for more details

Parking for day/weekend is allowed

All other boats/trailers will be towed at owner's expense





Important Notices for Members Cont.



- ♦ **Do NOT park vehicles at the dam unless you are launching a boat which will be taken out the same day (All other vehicles will be towed)**
- ♦ **Lots for Sale!** Contact ELPOA Office for pricing & locations

Reminder: if you have a property improvement permit & your job is complete, please call 513-702-8862 so we can do our inspection and return any road deposit checks

- ♦ ELPOA is accepting donations for any area that needs it! Donate to roads, beautification, security, lake & dam, etc. Please contact ELPOA office for additional information
- ♦ Please do **NOT** use the Post Office Box as it is only checked for election ballots or special Board mailings.
- ♦ Office mailing address: 445 Elk Lake Resort Road Owenton, KY 40359





ELK LAKE MARINA

Food, snacks, hats, ice, and fishing bait!

MEMORIAL DAY WEEKEND HOURS:

FRIDAY 5PM-7PM

SATURDAY 11AM-7PM

SUNDAY 11AM-7PM

MONDAY 11AM-4PM

Thank you for supporting your local businesses!

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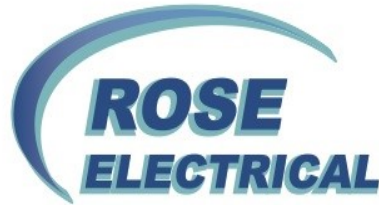
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NOTE: E.L.P.O.A. does not recommend or endorse
any of the advertisers in this newsletter.



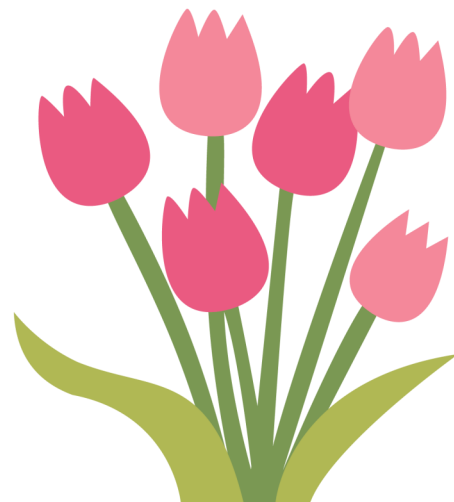
Melissa Kemper, Broker
mapkemper@aol.com

502 750-1384 502 484-5562
website: kemperrealtykentucky.com

Spring has arrived!!! Thinking of selling your property? You have many choices for a real estate agent. Give me a call if you want an experienced broker with 30+ years of knowledge of Elk Lake. I will work for you and can provide you with exceptional personalized and professional service.

Thank you for your business and God Bless!

HAPPY
Mother's
DAY



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...to a better way to do real estate!



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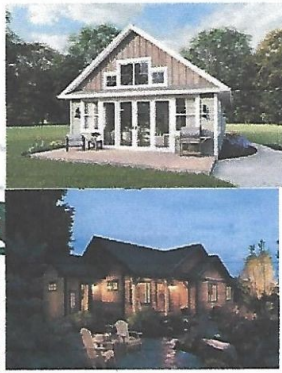
**“SPRINGTIME IS AMOST HERE. GET THESE LOTS TO BUILD ON AND THEN COME TO ENJOY
BOATING, OR FISHING, OR SKIING/TUBING. OR JUST RELAXING.”**
FISH, AND RELAX, ON THE LAKE

LOTS 58-61 - Four (4) contiguous Off Water Lots at beautiful Elk Lake. Vacant Lots. Lot 58, 59, 60, and 61. Off Water but Waterfront accessible through adjacent Green Space (Associational Lot). Close to Entrance, Lake, Beach, and Clubhouse. Located on Beach Road and Dogwood Drive. Close to Elk Creek Winery and Hunt Club. Within 1 hour of Cincinnati, Lexington and Louisville. **\$60,000 MLS 545686**

SOLD LOT 43 - CLOSE TO THE ENTRANCE, DAM, AND MARINA, BEST COVE ON THE LAKE, WATERFRONT, COMFORTABLE. What else could you ask? This 2 Bedroom, 1 Bath well maintained Home is waiting for you to **ENJOY** the **SUMMER!** Central Heat and Air, Lots of Storage Buildings, Boat Storage Building, Dock, and a reasonable **LEVEL** Lot. A must see! **MLS 537537, \$179,000**

SOLD LOT 50 – **GREAT WATERFRONT LOT** that is close to the main entrance of the resort. This log home offer a quiet waterfront cove lot. The lot has a very gentle walk to the water, with space from the neighbors. Lot#50 is the first waterfront lot, with close access to the beach, marina, boat ramp, and community room. The circle drive give ample parking for family and friends that visit. The two new outside storage buildings are great for all your lake toys! There are two wood, one a soap stone, stove that keeps the home warm and cozy for winter use. Must have an appointment. **MLS 535467, \$214,900.**





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Bobby Ahlers is a lake resident and can be reached at 859-200-6318 or bobbyahlers@live.com

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Elk Lake Property Owners Association
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