

Elk Lake Property Owners Association

Elk Lake Shores *Shorelines*

Volume 17, Issue 1

www.elklakeshores.net

January 2019

From the president

Scott D. Jones scott.d.jones@ubs.com

Want more fun at the Lake? Make it happen!

What I treasure most about getting involved at Elk Lake are the many new friendships I have made. I have met wonderful and interesting people by getting involved: going nervously to my first meeting, then wanting to go again and join the group, working together to make something good happen.

Our members have many talents and interests. Fishing, of course, which is why our Sportsman's Club is so popular. What about an Elk Lake Boating Club, sharing information on boat repairs, teaching new boaters about boating safety? Consider these other possibilities:

Photography Club – Share info on getting the best shots, how to use your phone's camera to the best advantage, underwater photos, photos displayed in the lodge.

Hiking and Trails Club – Supposedly Elk Lake has miles of hiking trails, but where are they? Put on your boots, and let's clear and mark trails!

Wine Club – Wine tastings your thing? Learn different wines at monthly tasting parties in the Elk Lake lodge, and the best winery in the state is just down the road!

Progressive Dinners Club – Go from appetizer to dessert, traveling by boat or car!

Social Outings Club – How about a day tour of the Bourbon Trail? Visits to museums, concerts, comedy clubs, festivals!

Elk Lake Party Club – In addition to our annual Luau, what about a Barbecue Cookoff? Valentine's Dance at the Lodge? Mardi Gras costume party!

Poker Club!

Or could you volunteer a few hours to improve our community?

Join other members on one of these committees:

New Member Welcoming committee. Imagine as a new member, you get a visit from a small entourage of members welcoming you to the lake! If that doesn't say we are a community, what does?

Election committee. I always felt it odd that board members run the election for board members. This really should be run by non-board members.

Annual Meeting committee. We are discussing moving the annual meeting to the spring or summer when more people would come. If this is achieved, it should be an "event" and needs planners.

Boater Safety committee. Many new or current members need instruction on the proper way to handle a boat including how to pull tubers. When to pass or not to pass. Very needed in my opinion.

Ambassador of Elk Lake to Owenton. I would like to see Elk Lake, as a community, do something for Owenton. A food drive might be a nice touch. Maybe turkeys at Thanksgiving for those in need.

If you are interested in any of these activities, let us know by filling in the form on the back page and mailing it in or dropping it off at the Guard House or ELPOA office. Or send me or anyone else on the ELPOA board an email. We will help you with all that is needed. But one thing is for sure – you'll definitely meet interesting people and make friends!

The possibilities are endless to make Elk Lake great. It just takes all of us!

From the president

Scott D. Jones scott.d.jones@ubs.com

Dues Increase Vote Passes 159 to 126

The dues increase to \$1300 annually has passed and will be reflective in the January dues statements.

I want to thank all of those that supported this needed increase. As a Board, we are committed to making responsible financial decisions for the well-being of the lake community. This increase will put us on a better path of fiscal stability.

In addition to thanking those that supported the increase, I want to acknowledge that we are also focused on the fact that 126 members voted no. Many of the "no" votes shared their views on the ballot. Some of the comments raised valid concerns, and some of the comments were based on misinformation. We will try to do a better job in communicating with the membership, and I encourage any member with questions or concerns regarding the budget or any other lake matter to join us at the monthly Board meeting held on the third Saturday of the month.

Dues are required

The dues invoices have been mailed. If you don't receive yours, please contact the office.

Wake Surfing at Elk Lake?

At the January meeting, the board will be discussing and/or voting on prohibiting wake surfing on all waters of ELPOA.

REMEMBER!



Office hours:

10am—4 pm Saturday

Or by appointment

Email addresses-

elpoa@elklakeshores.net

Guardhouse- 502-484-2482

Office phone/fax- 502-484-0014

Marina- 502-484-3181

Newsletter and email address change- jakirk@fewpb.net



Elk Lake Information

Regular meetings of the ELPOA are the third Saturday of each month.

@ 8:00am

Elk Lake Resort car licenses and frames. For sale at office, gate, and marina — \$5 each.

Email: elpoa@elklakeshores.net **Website-**www.elklakeshores.net

Financial report

Tom Goldschmidt tom@gesgoldschmidt.com

ELPOA Income / Expense Analysis

Type	Accounts	2018 November Operating Budget		
		Actual YTD	Budget	Balance
INCOME				
	Membership Dues	\$304,043.00	\$293,600.00	-\$10,443.00
	Other Income	\$83,837.00	\$49,500.00	\$34,337.00
Total		\$387,880.00	\$343,100.00	-\$44,780.00
EXPENSE				
	Payroll Expense	\$91,880.00	\$99,434.00	\$7,554.00
	Security Expense	\$1,769.00	\$1,000.00	-\$769.00
	Building & Grounds Expense	\$89,448.00	\$95,840.00	\$6,392.00
	Lake & Dam Expense	\$6,328.00	\$3,500.00	-\$2,828.00
	Road Expense	\$79,877.00	\$85,000.00	\$5,123.00
	Administration Expense	\$83,459.00	\$71,150.00	-\$12,309.00
	Reserve Accounts	\$25,000.00	\$25,000.00	\$0.00
Total		\$377,761.00	\$380,924.00	\$3,163.00
	Profit /Loss	\$10,119.00	-\$37,824.00	
Road Rebuild ReCap				
Membership Dues - Roads		\$75,325.00	\$73,400.00	
2016 Carryover		\$74,192.00	\$74,192.00	
Loans		\$175,992.00	\$175,992.00	
Total Assets		\$325,509.00	\$323,584.00	
Road Rebuild Expense		\$282,956.00		
Interest & Fees		\$16,226.00		
Total Expense		\$299,182.00		
Available Assets		\$26,327.00		
Marina Gas				
Marina Gas Income		32,799.00	33,000.00	
Marina Gas Expense		30,937.00	33,000.00	
Total Profit / Loss		\$1,862.00		

Security

Cheri Fredelake Cherifredelake160@gmail.com

Let me first introduce myself. My name is Cheri Fredelake, and I have been a fulltime resident at Elk Lake for 30 years. I have recently been elected to the board and am now Chair of Security.

Just to remind you, the guards' job is to monitor who comes and goes through the gate. This is what a portion of your dues goes towards. Please understand they have a job to do, one that we all understand can be tough at times.

If you have an issue with one of the guards for failing to do his or her job or for somehow causing you an inconvenience, please do not call or stop at the gate and take your anger out on the employee. Please contact myself or Jason Wainscott, co-chair of Security, and we will address the situation.

With this being said, please understand the guards cannot leave the gate to personally help you with any issues you have at your property. If you have an emergency or an issue with ATV's, boats, your neighbors, or critters in your house, please call 911 or the appropriate agency. Then when you are able, please notify the gate and write an incident report up if necessary.

Please also remember to notify the gate if you have guests or deliveries coming. Stickers, passes or a hanging contractor's pass must be displayed in or on your front windshield at all times.

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Bullfrogs at Elk Lake

George Schneider elpoa1357@gmail.com

Many years ago the song of bullfrogs was common at Elk Lake. We can bring them back by releasing bullfrog tadpoles in some of the swamp areas and the end of coves.

If you are interested in adopting Bullfrog tadpoles, please email me. Depending on the support and input I receive, I will have more information for you in February.

Important Notices for Members

Boat Trailers on ELPOA Property - Any boat trailers that are parked on the ELPOA's property need to have the owner's lot number and name on the trailer for identification. Any unmarked trailers will be moved.

Aluminum Recycling – There is a recycle bin at the ELPOA garbage depot for aluminum cans and aluminum bottles. Please try to only leave these items in the bin. It would be very helpful if you could empty your bagged items into the bin and throw the plastic bag into the dumpster or reuse it.

Garbage Depot – The smaller 8 yard dumpsters are emptied twice a week on Tuesday and Friday morning no matter how full they are. The bigger 30yd dumpster is emptied only when it is full. So if you are dumping on Monday thru Thursday please fill up the 8yd dumpsters first. This will help save money on garbage.

Gas Pump – If the pump loses prime please let off the dispenser and wait for it to prime back up (tone will change).

Important issues being considered

At the January meeting, the board will be discussing and/or voting on prohibiting wake surfing on all waters of ELPOA, the use of ATVs at Elk Lake, and moving the date of the annual meeting.

Please take a few moments and read through the Rules and Regulations to refresh yourselves on what is and is not allowed within the ELPOA. Quiet Time, boating rules, swimming regulations from private docks, beach rules, speed limit, garbage, etc. It is your responsibility to make you and your guests are

Upcoming Events

Watch the ELPOA website and Facebook page for upcoming member events!

Security Committee

meetings are the fourth Saturday of every month, 10 AM, at ELPOA lodge.

The ELPOA is accepting donations for any area that needs it!

Donate to Roads, Beautification, Security, Lakes and Dams etc.
Or upgrades to Lodge!

Please contact the ELPOA office for additional information!!

IMPORTANT REMINDERS!!

- ⇒ **If you are building and expecting heavy deliveries** — make sure you and/or your contractor check in with the gate to see if the road is open or closed to heavy traffic due to road conditions.
- ⇒ **When returning your dues** — please fill out and submit the Member Information Update page.
- ⇒ **BEFORE you start on any construction project** — members must complete and submit a property improvement application.

www.elklakeshores.net

The Elk Lake web site is your official source of information pertaining to Elk Lake Shores.

Check it regularly for newsletters, forms and building permits, and other needed information for members.

Remember your building permit!

Any addition to houses, decks or docks require it. Available online or call 502-514-1592.

LOTS FOR SALE!

Contact ELPOA office for pricing and locations.

Lake and dam

George Schneider elpoa1357@gmail.com

Dam Update

Terracon Engineering brought in a large drill rig (see photo top right) on Dec. 5 in an effort to find the source of the new deep leak. Using information from the resistivity test, we drilled a hole in the top of the dam and at 35 feet found a leak flowing to the right/east side of the spillway.

We then drilled to 45 feet, through the bedrock, so below the earthen dam and poured dye in. This dye exited the new deep leak trench in three minutes, indicating we had hit the deep leak (see photo bottom right).

On recommendation of the geotechnical engineers, we will be spot grouting with expanding urethane grout injected into the bore hole and three other leaks identified along the dam. The idea is that the grout will flow with the water and plug the holes at the exit point, then fill back to the injection point by using different amounts of catalyst to control expansion time.

We are optimistic and hope that this will stop the leaks we have found, as this is our most economical approach. T Lucky and Sons Inc is doing the work on Jan. 3-5, so there may be times when the dam is closed during this time.

The valve was closed to raise the water level to get water flowing through the high leaks, as that is needed to pull the grout into the holes/leaks. This was the recommendation of the contractor and we got permission from the State to raise the water level in preparation for grouting.

After the leaks are fixed, the lake will be lowered to winter pool until March 1.



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GOD BLESS AMERICA, PRAY FOR OUR TROOPS



Boat shows and winter buying season are here.

Boat Buyers BE AWARE!

Before Buying —

READ the Rules and regulations,
Pg. 17 Boating and Pg. 19 Boat Maximum Length
20 ft 0 inch Powerboat MAXIMUM
24 ft 0 inch Pontoon MAXIMUM

Your boat must be under these sizes
and registered to the property owner
to get a sticker to enter ELPOA.



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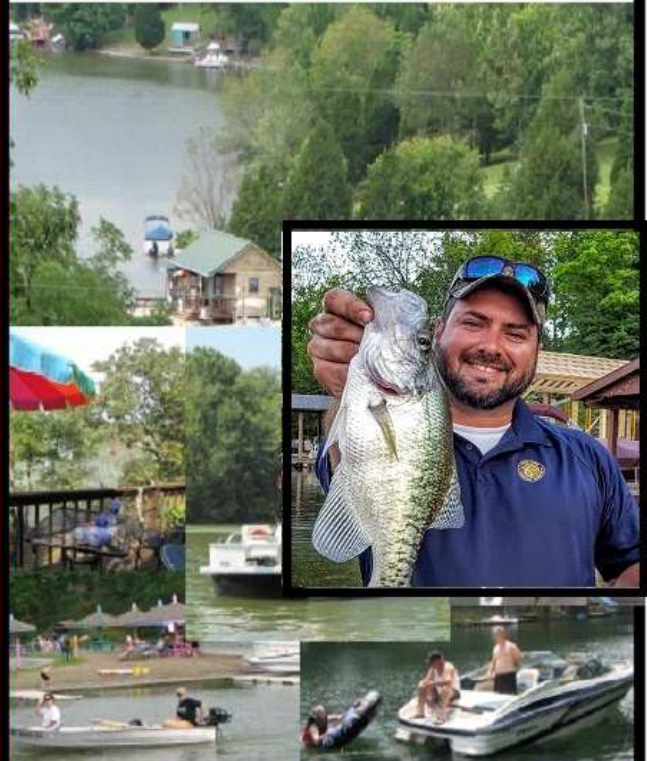
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ELK LAKE PROPERTY OWNERS ASSOCIATION
445 Elk Lake Resort Road
Owenton, KY 40359

January



What's *YOUR* interest?

Would you enjoy any of these? Check your interests! (See pg. 1 for more details)

Photography Club

☐

Social Outings Club

☐

Hiking and Trails Club

☐

Elk Lake Party Club

☐

Wine Club

☐

Poker Club

☐

Progressive Dinners

☐

Or could you volunteer a few hours to improve our community? Check your interests!
(See pg. 1 for more details)

New Member Welcoming Committee

☐

Election Committee

☐

Annual Meeting Committee

☐

Boater Safety Committee

☐

Ambassador of Elk Lake to Owenton

☐

Other ideas and comments? _____

Your name _____ Lot # _____

Phone number _____

(Make copies for others in your household!)

Return to ELPOA, 445 Elk Lake Resort Rd., Owenton, KY 40359 or drop off at Guard House or ELPOA office.
Or email to an ELPOA board member or elpoa@elklakeshores.net