

Peaceful Valley Lake Property Owners' Association November 2019 Board of Directors Meeting Minutes

November 15, 2019

I. Call to Order:

II. Roll call: Directors absent indicated by ~~**bold-strikethrough**~~

Charles Kinworthy, Jr., President
Lorraine Andrysek, Vice-President,
Carol Wilka, Treasurer
Gary Hacker, Secretary
~~**Kim Burkhardt**~~
Tom Bush
~~**Carol Eilermann**~~
Dan Hoemeke
Mark Martinez

III. Guests: None

IV. Guest Issues:

Carol mentioned concern about salt spreading during the October sleet/snow event. Explained that the salt spreader was not working properly and will be fixed ASAP.

V. Approval of minutes from last meeting

Carol W. moved to accept, Tom seconded, motion carried.

VI. Approval of Treasurer's Report and Recap

Dan moved to accept, Carol W. seconded, motion carried.

VII. Old business

a. Bridge Repair:

No change from last month's report.

b. Special Membership Meeting October 19th addressing Short Term Rentals

Meeting was held on Saturday, October 19th. 32 member families were in attendance and we heard comments of support for short term rentals, and comments not supporting short term rentals. Our goal was to determine what modifications were needed to the language about rentals that currently exist in our rules, so we took a vote to determine the feeling of the members at the meeting. 21 voted to not allow short term rentals, 11 voted to allow. We will draft new language to that effect. Several members were concerned that it wasn't a fair representation of membership at the special meeting and requested we hold another special meeting to revisit the topic. Charlie mentioned that the next meeting would be the regular April membership meeting. Some members stated that they were not properly notified. We mentioned that we sent postcards out to the address we have on record to all members in good standing (meaning current with their dues), had written notices in at least two issues of the newsletter, had it posted on our webpage, and send a reminder notice out via email.

c. Need update on when the road resurfacing is expected to begin.

Contractor has delivered the culverts as of a few weeks ago, but still no excavation activity nor any idea when they plan to start work. Discussion about making sure next spring that we have a solid contract with start and completion dates. Note that the culverts were delivered a few days before Labor Day weekend (Aug 30-Sept 2, 2019)

d. Construction without permits.

Dan and Charlie met with Adkison, was basically told "I can do what I want, get off my property." Nothing other than a concrete pad has been done.

e. Repercussions of non-compliance with rules

Need to follow-up on progress on the development of a Table of Penalties for rule violations. Lorraine mentioned that this was still a work in progress.

f. Snow Removal and Salting

Chris has been soliciting bids for snow removal and salting. Most are coming in at around \$100 to \$133 per hour. Chris has one more bid to get before we make a decision. Charlie mentioned that Tim Jenkins has offered to review the bids to determine the best value offering.

g. Theft of PVL Gasoline and security issues

The sheriff reported that the car was pulled over for a traffic stop on October 22nd and they arrested Airyoun King for possession of a controlled substance. Chris will contact the Deputy we've been working with to see if anything came up about the gas theft.

Chris mentioned that he found a deer, dead from a gunshot wound over near Timber Hill. While he was looking over the scene, someone took a potshot at him. Chris contacted the Sheriff and the Conservation Agent to file a report. Chris will begin wearing orange colored hats and or vests whenever he ventures into these areas in the future. We may need to post no hunting signs as well.

h. Replacement of Glass at Upper Guard Shack

We need to add this to the list of projects for next season.

i. Additional fuel authorization for Tom Bush

Several board members have commented that they would like to revisit this discussion. We discussed this within the board, Tom stated that he would quit doing his rounds and would no longer seek reimbursement.

VIII. New Business:

a. GPS devices are directing drivers down unfinished roads

Twice during the last month it's been reported that drivers have been directed down the unpaved part of Villa Vista and other roads. We need to either (a) fix the roads so they're passable or (b) close the road and post signs to that effect. Gary mentioned that we can get signs from Missouri Vocational Enterprises (run by the State Prison) and will get with member John Kreilick, who is a service representative there to order some signs.

b. Insurance Update

Lorraine and Dan have been working with Bruce Painetz of Naught Naught insurance to update our insurance policies. Lorraine provided a recap of what we did to modify the policies. One major change was upping the number of homes listed on our policy from 155 to 177, which will increase our premium, but eliminates any risk associated with having incorrect information in the policy.

c. Offer from Indian Hills to Share Information

Lorraine has been in contact with one of the board members of Indian Hills Lake near Cuba. They've recently replaced their gates and have offered to share some of their lessons learned.

IX. Formal Complaints

None.

X. Building Plans to be approved

None.

XI. New members to be recognized.

- a. Kerpash, Renee & Paul, Lot 69 East Hills Sub 3
 - a. Previous owner was Willis Rothermeyer (Renee’s father)
- b. Krueger, Kenneth & Amy 1572 Woodson Dr.
 - a. Previous owner was James and Thalia Anderson

XII. Committee Reports

Administrative

- a. Office

The Windows 10 operating system is becoming less of a pain. Gary was able to find a newer all-in-one color printer/fax/copier/scanner at auction. The time card swiper seems to have stabilized.

Operations

- b. Roads/Maintenance

Nothing to report.

- c. Security

Security patrols are done for the season.

- d. Building

Nothing to report.

Members Facilities

- e. Lodge

Holiday pot luck scheduled for Saturday, December 14th. No rentals for November, but 3 rentals scheduled in December.

- f. Pool

Nothing to report.

- g. Campground

Closed as of October 31st. Bathrooms have been winterized.

h. Beautification

Nothing to report.

Lake

i. Boats

Nothing to report.

j. Fish

Nothing to report.

k. Weed Control

Nothing to report.

l. Dam

Gary mentioned that the bill finally came in for the work to cut down most of the vegetation on the backside of the dam. Bill was just over \$2600.

XIII. Adjournment

Gary moved to adjourn, Lorraine seconded, motion carried, meeting adjourned at 8:57 PM.