

# Hidden Valley Lake

Property Owners Association

Board of Directors Meeting

January 22, 2009

APPROVED

**Board of Directors Present: Bob Starks, John Fruin, Karen Shell, and Donna Lask.**

**Board of Directors Absent: Bill Blantz**

**Community Manager Present: Bruce Keller**

President Bob Starks called the January 22, 2009 Board of Directors Meeting to order at 7:00 p.m. The meeting began with the Pledge of Allegiance.

Bob Starks introduced Mike Cushman of the Bright Fire Department. He gave a presentation for a full time fire department. They have a mutual aid agreement with Lawrenceburg and Greendale. Can take up to 18 minutes to respond to a fire or emergency situation. The government has certain mandates but Dearborn County does not provide enough funding. Bright Festival is a great fund raiser, but not bringing in as much as in past years. The community has grown quickly, and we need to have full time employees to provide adequate coverage. Also need updated equipment. Petitions were discussed and Bob Starks suggested another meeting for Fire Department information to be presented exclusively.

George Lortz stated that there would be a significant cost for this.

## **President's Report: Bob Starks**

Thank you for joining us on this chilly winter evening. You may have missed seeing our Chief of Deputies, Linda Estes. Linda's mother is gravely ill and Linda has been spending as much time as possible with her mother. Our fellow Board Member Bill Blantz is recuperating from major surgery and we also just learned that previous Board Member Carl Adkins is extremely ill. Please keep these great citizens and friends in your thoughts and prayers.

On a happier note we have accomplished a feat unmatched by many cities and states. We are proud to report that our 2008 POA balanced budget was actually achieved. Donna may have more details concerning the budgets in her report. However, for the record our 2009 budget is also forecast to again be a balanced budget. And even with a balanced budget we still predict to both maintain and also improve our amenities. We use the words forecast and predict because it is impossible to predict how the 2009 economic scene may eventually impact our community, but you can be sure that we will monitor economic events very carefully and make adjustments if necessary.

My thanks to the Board, the many employees, clubs and committee volunteers for all of the work and effort that “YOU” have contributed to make 2008 the huge success that it has been.

**Treasurer’s Report: Donna Lask**

Revenues up 1%; penalties up; interest down; building permits down; expenses down 3%; Security saved \$33,000 because Joel Sinclair’s position was on hold. Cash balance \$62,000 more with spending \$265,000 on capital. Over spent \$12,000 for items purchased that we would need in 2009 anyway.

**Secretary’s Report: Karen Shell**

**A Motion to approve the December 18, 2008 Board of Directors Minutes. Donna Lask made the motion with one exception, the Performance Bonds for Return were read by Karen Shell, not Bill Blantz, seconded by John Fruin as amended. Motion passed unanimously.**

**Community Manager’s Report: Bruce Keller**

Joel Sinclair is back on the job. It’s good to have him back and we appreciate his service in Iraq. If you get a chance call the security building and say hi.

Linda’s Mom is in Critical Condition and the outlook is bleak. Please keep her in your prayers.

Jeff Hughes supplied a copy of the Bright Fire Protection District proposal which is available for viewing in the office.

**COMMITTEE REPORTS**

**Parks and Recreation Committee Report: Dan Puterbaugh**

Pool:

The Pool Manager Angie Ruberg and Maintenance Manager Rick Manion are investigating the purchase of an anti-entrapment device which is needed. They are accepting applications now thru March 13, 2009 for employment at the concessions and as life guards. Swim team sign ups will be held in April. Contact Angie Ruberg for more information.

Fitness Center:

A promotion was sent out with the January Bills and got a great response. There are new hours and keyless entry.

Beach:

Rocks have been dug up and repositioned to help control erosion on the beach.

Baseball:

Have installed concrete pads for players and spectators. Non-resident fees have been raised \$5.00.

Soccer:

Sign up dates are May 2<sup>nd</sup> and 16<sup>th</sup> 9:00 am to noon and May 12<sup>th</sup> 5:30 to 8:30 pm. Non-resident fees have been raised \$5.00.

Front Entrance:

Working on a concept design. Once completed it will be forwarded to the Board of Directors and Community Manager for review.

Emerald Ash Borer:

All information is on the website. Perhaps we can get traps for detection of insects next year.

Play Equipment:

Showing deterioration. Look into getting more commercial grade equipment in future.

Amphitheater:

\$3,000 has been budgeted. We will need electric, grading, seeding. Civic Club will help with fund raising.

Deer Management Study:

Request a motion that the HVL POA Board approve up to \$5000 expenditure to pay Davis Aviation for an HVL "Aerial Infrared Deer Count" to be conducted as soon as possible. Donna Lask stated this is not in the budget. We need a plan first. John Fruin agreed. Discussion followed between George Lortz and John Fruin on what should be first...the count or options. Bob Starks asked if this request can be postponed. Dan Puterbaugh stated it must be done in winter months when there is no foliage. No motion made at this time.

John Fruin expressed concern over the Ash Borer. Should we be budgeting money to address this problem?

**Request a motion that the HVL POA Board accepts the resignation of Tom Tillman as a member of the HVL POA Parks & Recreation Committee. Motion made by Donna Lask and seconded by Karen Shell. Motion passed unanimously.**

**Judicial Committee Report: Emmy Myers**

No Report

**Lakes Committee Report: Eric Fox**

There was a Crystal Lake problem, perhaps Bruce Keller can explain. Bruce Keller stated that when the overflow pipe was installed it was okay. Now however, a leak has been detected but there is an easy fix by putting grout in to stop it up.

The boat exam has been approved by the committee. There was some discussion regarding introducing Paddlefish to our lake. They are related to Sturgeon. It would not be practical to upset the balance of our lake.

Request a motion adding the following rule to our handbook. "Property owners will not add chemicals to the water in any HVL lake for the purpose of controlling lake weeds. This will include chemicals made specifically for this purpose or any other chemical not specific to the treatment of lake vegetation." Motion tabled.

**Request a motion authorizing the Community Manager to sign a contract for lake treatment with Aquatic Control for the total sum of \$32,228.87. Motion made by John Fruin and seconded by Karen Shell. Motion passed unanimously.**

**Architectural Committee Report: Jeff Fuell**

The following Performance Bond Returns were read by Karen Shell.

**Lot 2275      Randy & Elizabeth Isom      20542 Matterhorn Dr.      \$500.00**

**Motion to approve the Performance Bond Returns by Donna Lask and seconded by Karen Shell. Motion passed with John Fruin abstaining.**

**Request a motion for the Board to accept the resignation of Sammy Gutzwiller from the Architectural Committee. Motion made by Karen Shell and seconded by Donna Lask. Motion passed unanimously.**

George Lortz questioned the survey results. They will be presented to the Architectural Committee in February.

**Political Action/Future Planning Committee Report: Don Wittekiend**

**Request a motion placing George Lortz on the Political Action/Future Planning Committee. Motion made by Karen Shell seconded by John Fruin. Motion passed unanimously.**

Request a motion accepting the resignation of Scott Mitchell from the Political Action/Future Planning Committee. No motion required.

Jeff Hughes gave a report on the tax situation. HVL being a private community they have to look at the values. There will be public hearings and he will bring more information and proposals.

**Civic Club Committee Report: Bruce Keller**

December's Pizza with Santa was another big success for the kids, thanks to Santa, Larry Nungester. December and January card nights were well attended.

Upcoming events:

February 13th – Volunteer Happy Hour – 6pm-8pm Willie's downstairs – Open to all HVL volunteers old and new, beer and snacks provided, come meet your neighbors.

Feb 21st – Family Board Game night – bring your games and your kids and refreshments to Community Center 6:30 pm – 9:30 pm.

March 14<sup>th</sup> – Card night 6:30 pm at the POA. BYO snacks, chips and beverage \$5  
April 18<sup>th</sup> – Keep America Beautiful / Clean up the Valley Day 9am to noon POA

Request to use projection screen for TV during Civic hosted events, since Civic TV and cart were donated.

**Finance Committee Report: Jeff Fuell**

**Motion to approve the Finance Report for September, October and November 2008. Motion made by John Fruin and seconded by Karen Shell. Motion passed unanimously.**

Request a motion to accept the resignation of Bill Newcomb. No motion required.

**Safety, Security & Elections Committee Report: Becky Lortz**

Rule E. 2) of our handbook reads: Nominations shall be closed and forms received in the HVL POA office by mid-February (the POA Office will set that day and time near February 15<sup>th</sup>). In order to be valid, a current photo and résumé of the nominee must accompany the nomination form. **We would like a motion to add at the end of the rule that “The above three items shall be submitted to the HVL POA office by the candidate in person and not by an agent or representative of the candidate.”** Motion made by Karen Shell and seconded by Donna Lask. Motion passed unanimously to be valid immediately.

**Streets Committee: John Getzendanner**

No report

**Old Business:**

**New Business:**

**Motion to adjourn made by John Fruin and seconded by Karen Shell. Motion passed unanimously.**

**Adjournment: 8:30 pm.**

**Minutes Prepared by Gloria Weber**