

# BASS LAKE PROPERTY OWNER'S ASSOCIATION

## MEETING MINUTES 6/06/20

### I. Attendees

- A. *Officers:* Rick Anderson, Kathy Laiter, Mary Topelian, AJ Gappa
- B. *Directors:* Terry Chmiel, Rich Linkus, Rik Ritzler, Ron Vendl
- C. *Absent:* Gayle Smith
- D. *# of Property Owners/Guests Attending:* 43

Meeting opened with the Pledge of Allegiance.

Rick Anderson asked if anyone would like to speak to please raise their hand, be acknowledged, state their name and then make their contribution(s).

### II. Minutes

Due to Covid 19 and canceled meetings there were no minutes to approve.

### III. Treasurer's Report

Treasurer, AJ Gappa, reviewed the March, April and May treasurer's reports. All were approved for audit and will be posted on the BLPOA website.

<b>OPERATING FUND/MONEY MARKET:</b>	<b>March</b>	<b>April</b>	<b>May</b>
Beginning Balance	76,678.30	76,749.60	76,750.23
Deposits / Trans.	---	---	---
Interest	71.30	.63	.65
Withdrawals / Trans.	---	---	---
Ending Balance	<b>76,749.60</b>	<b>76,750.23</b>	<b>76,750.88</b>

#### Misc:

CD	<b>102,753.57</b>	<b>102,753.57</b>	<b>102,753.57</b>
Interest	<b>2,753.57</b>	---	---

#### GRANT CHECKING ACCOUNT:

Beginning Balance	2,525.00	2,525.00	2,525.00
Deposits	---	---	---
Disbursements	---	---	2,500.00
Ending Balance	<b>2,525.00</b>	<b>2,525.00</b>	<b>25.00</b>

#### GENERAL CHECKING ACCOUNT :

Beginning Balance	10,250.34	23,558.66	48,925.52
Deposits: Memberships / Rentals / Deposits / Social Committee / Transfers / Directories / Recycling	22,071.00	39,990.00	42,529.00
Disbursements	<b>8,762.68</b>	<b>14,623.14</b>	<b>16,650.31</b>
Ending Balance	<b>23,558.66</b>	<b>48,925.52</b>	<b>74,804.21</b>

#### TOTAL ALL ACCOUNTS

**205,586.83      230,954.32      254,333.66**

#### **IV. Boating Class**

Terry Chmiel stated that we will need to cancel the boating class for this year. The only one the State is holding is at Cedar Lake next weekend and currently 46 are registered. There are 6 openings. The boating class can also be taken on line at the Indiana DNR website. A member stated it takes between three and four hours to complete on line.

#### **V. Annual Election**

Kathy Laiter stated that at our July Annual Meeting Board elections would be held. She asked for volunteers as we have two openings due to conflicts for some current Directors. Kathy explained that we currently have two interested candidates and that write-in candidates would only be allowed prior to voting taking place. If anyone is interested they should reach out to Kathy (information in directory). She also noted that the three election judges had been secured.

#### **VI. Social Committee**

*Annual Bike Ride:* Rick Anderson advised that the annual bike ride will be held on Saturday, July 18 at 8:00 AM. Any interested participants should meet at the BLPOA building a little before 8.

*Bass Lake Festival:* Mary Topelian stated the difficult decision was made to cancel the festival for this year due to Covid and volunteer availability. They are still hoping to have the fireworks and waiting on the permit from the state.

*Soup Social:* October 17 from 5:00 to 6:30 PM. More info to come.

*Christmas Marketplace:* Mary advised that a Christmas market will be held on December 5 at the BLPOA building and if anyone knows any vendors or would like to have a booth to please let her know. They plan on contacting the vendors that usually are at the Bass Lake Festival.

#### **VII. Building Rentals**

Rick Anderson stated that the California Township rental building is closed until further notice. The BLPOA Board has also made the decision to close our building to outside rental parties for the remainder of 2020. It was decided that clubs/groups that have been using our facility in the past can continue to do so starting in July. Rich Linkus advised that we will notify and refund money for a couple of events booked.

#### **VIII. Building Maintenance**

Rik Ritzler stated that the parking lot should be repaired and resurfaced in early July.

A building committee was created (Mary Topelian, Gayle Smith, Terry Chmiel) to look into getting our building power washed and painted. To date they have received three estimates but they are only for power washing. The committee is waiting on a couple of bids that include painting and should have by the next meeting.

Rick Anderson stated that the blue room kitchen ceiling could use painting and is getting a quote. He also noted that some light bulbs need changing inside as well as on the front of the building.

A member asked about the baseboards being painted. An explanation of why they weren't originally done and that we will look at getting estimates.

## **IX. Buoy**

Gary Laiter stated that Covid hasn't bothered the lake as it is as busy as usual. We are looking for foster parents for buoys especially at the South end as someone turned one in due to moving. Audience asked what color light should be on them and it was explained they should be white so they do not interfere with boat lights. We had a green buoy brake lose and reinstalled with augers.

Gary stated the approved GPS is being ordered and we will be able to start tracking where rocks are located. He advised that we need a few "No Wake" buoys along with some lights. A motion was made, seconded and Board approval given to purchase items needed.

## **X. Neighborhood Watch**

Ron Vendl stated that April was still quiet due to Covid and there were only 15 reports. May jumped up to 45 reports. Rannells Park called and filed a police report due to a lot of graffiti on their fence. No one has been caught to date.

## **XI. Bass Lake Conservancy District**

Larry Collura stated that we received almost 3 inches of rain in May. He advised that their next meeting would be Monday, June 8 at 6:00 PM and that the BLCD Annual Meeting would be held June 27 at 10:00 AM followed immediately by their regular July meeting.

A survey was done and currently there is about 500 acres of weeds. They were approved to treat 157 acres and it will be done Wednesday, June 10, weather permitting. Larry advised that they will be using a new product that is to last a couple of years. He noted that the BLCD received a \$5,000 grant toward weed treatment and that the total cost will be about \$60,000. They requested to treat all of the bad weeds but the State/DNR is only letting them treat 150 acres. We should begin to notice a difference within the first week however the full affect will take 2-3 weeks. There are plans to do another survey this summer.

A member asked how much a homeowner can treat. A discussion took place and homeowners were advised they can purchase a product in Valparaiso.

Question asked if the treatment of weeds was a danger to swimmers and it was noted that it would not.

The BLCD works with Aquatic Control and they invited them to attend their monthly meeting on Monday, June 8. Everyone was advised for additional information on a variety of subjects in addition to weeds then they are invited to attend their monthly meetings as well as check their website at: <https://www.blcd-ind.org/>

## **XII. Stellar Award**

Rik Ritzler stated the county applied last year and was runner up. Starke County was awarded \$333,000 for projects around the county to include an upgrade to the overflow parking area near the public launch ramp. There will be 10 defined spaces as well as a bathroom. It is estimated that this project will cost over \$100,000. A member asked if the bike trail would be extended to this area. Rik advised that not at this time due to the cost. He noted that the Stellar Project would probably be cancelled for two years due to State budget issues. Rik stated the county is looking for matching grants of \$2,500 to \$5,000. Starke County is asking Bass and Koontz lakes for a commitment for matching funds. A discussion took place and a motion was made, seconded and Board approved a one-time \$5,000 donation for matching funds.

A motion was made, seconded and approved to adjourn the meeting at 10:20 a.m. The next meeting will be July 11, 2020 at 9:00 am.

Respectfully submitted,

Kathy Laiter  
BLPOA Secretary