

Minutes of the NLLOA Board of Directors Meeting July 18, 2006

Elmer Friedrich called the meeting to order at 7:08 PM

Board Members Present:

Elmer Friedrich – Vice President Frank Bradley- Restrictions
Lewis Cogdell – Restrictions Bob Redoutey – Treasurer
Ed Pastor – Security David Fischer - Secretary

Board Members Absent:

Scott Regan – President
Paulette Peterson – Roads

Homeowners Present:

Christina Cogdell

Special Guests:

Brent Kendle
Bryan Tensal

Committee Reports

Secretary:

Meeting minutes from the previous June 19, 2006 board meeting were read and approved with minor changes.

Treasurer:

Bob Redoutey presented the following treasurer report. It was reviewed and accepted.

Period: May 31, 2006 thru June 30, 2006

	Debits	Credits	
Beginning Balance			\$5849.30
Deposits		\$100.00	
Other Credits		\$10.63	
Checks	\$139.20		
Other Debits	\$0.00		
Ending Balance			\$5820.73

Membership:

Elmer Friedrich reported 10 new members this month bringing the total to 80.

There was a general discussion regarding the problems associated with finding correct property owners and their addresses for each mailing. Elmer has been working hard to correct the return mailings and forward them to the correct owners. The most frequent problem with return mail is due to a wrong name, even if the address is correct.

Security:

Ed Pastor reported there is no security report this month.

However, Ed did report a land owner complaint regarding the shooting of shotguns within the neighborhood. After much discussion it was determined that according to the current laws and current NLLOA restrictions it is not illegal to shoot a shotgun within North Lake. The current restrictions in Section 7 state "In consideration of the safety of other owners and general public, no rifle hunting shall be permitted on this land. Shotgun hunting using pellet loads is allowed on tracts of over 15 acres under conditions of extreme caution". The land in question is over 15 acres and the owner is within the restrictions set aside by the North Lake Community.

Elmer informed the board of a small white car which has on occasion been parked along Woodcrest Road. The car has been reported to the sheriff and on one occasion was tagged.

Restrictions:

Brent Kendle and Bryan Tensal were invited to the board meeting by Lewis Cogdell. Mr. Tensal submitted building plans to build a new RV storage facility on CR 2338 (down the hill from Ridgewood). The property is an 8 acre track in which 3.8 acres will be used for easement restrictions. Mr. Tensal also stated he would make the property look presentable at all times and limit light pollution as much as possible. The property will include covered and non-covered parking but no enclosed storage units.

After the review, the board determined the property was zoned commercial and the board's approval is not required. The board did recommend the neighbors adjoining the property be notified of the impending development.

Frank Bradley informed the board of a new pool construction which does not follow the easement requirement for the subdivision. The pool construction violates the 25' property line easement requirements by approximate 5 feet. The home owner requested a variance. The board granted the requested variance.

Frank brought up a third request from a home owner regarding our assistance with the removal of two small sheds which border their property line. The buildings in question are part of a house which is for sale. The home owner / requester wishes to ask HUD to remove the sheds prior to the sell of the property. He asked Frank to verify both shed locations in relation to the easement requirements. Frank's review of the shed locations confirmed that both sheds are in violation of the 25 foot easement requirement. Frank sent a letter to the home owner / requester confirming the violation.

Ed stated the new owners of Walter Stueck's place wanted to build a storage building on the property. The shed will be well within the easement requirements. The owner was told to go ahead with the building with the board's approval.

Roads:

In Paulette's absent, Robert provided the roads report. Board reviewed the report and approved it as written.

There was additional discussion regarding the clean up of the property at 100 Comanche Trail. Several members noticed some improvements have been made. No additional action will be taken at this time.

Old Business

National Night Out will be Tuesday, August 1st, 6-8 PM at Ed and Millie Pastor's home Red Bird Trail.

New Business

Elmer asked the board if anyone had objections to the placement of an advertisement by a non-North Lake residence in the NLLOA newsletter. The ad is strictly text. There is a \$20 ad fee. After some discussion regarding publishing costs, the board decided to allow the advertisement to be posted. If in the future, cost becomes an issue it will be addressed again.

Frank brought up the subject of a commercial property on CR 2338. They are storing used paint buckets in the front yard. It has become an eye sore and possibly a chemical storage hazard. The house also has at least one apparently inoperable truck on the property. The general discussion which followed included how to address the conditions of the property and what actions should be taken. No resolution was reached.

The meeting adjourned at 8:20 PM. Next meeting is Tuesday, August 15, 2006 at 7:00 PM.

Respectfully Submitted,
David Fischer
North Lake Land Owners - Secretary
Phone - 863-4183