

LFRPOA Annual Meeting Proposed Minutes
28 September 2013
Chester Gap Fire Department
10:00am

Call to Order: Michael Yoka (President) called meeting to order at 10:02 am.

In Attendance: Michael Yoka (President), Azlee Bates (Vice President), Betty Boyd (Treasurer), and Elaine Ryan (Building, Grounds, Safety and Nominating)

Absent: Linda McCarthy (Secretary) and Ricky Singleton (Roads Maintenance)

Minutes of Last Annual Meeting: The minutes from the last **Annual Meeting** were accepted as written.

Election of Three Board Members:

Mike Yoka verbally explained the balloting process and requested any nominations from the floor. There were no nominations from the floor.

There was a request from the floor for those members on the ballot to introduce themselves so that community members for “ put a face with the names.” Azlee Bates and Dale Spurlock were in attendance and identified themselves. Ricky Singleton was not in attendance.

Paper Ballot voting took place with those in attendance and with ballots from the newsletter.

Final Ballot Results:

All three members on the ballot were unanimously voted in with a final result of 23 votes counted.

All amendments to the by laws passed with a final result of 23 in favor and 0 against for amendments #4, #6, and #7. Amendments #5 passed by a vote of 21 in favor and 2 against.

There was a brief discussion from the floor about posting info on future annual meetings in the bulletin board in addition to placing the announcement in the newsletter.

Officer's Reports:

President: Mike commended for Azlee and Betty to the hard work in transferring the financial information into the new program and for comprising a very professional and thorough report.

Vice President: Azlee commented on the ongoing process relating to the reviewing the existing by-laws and writing updates.

Treasurer: Betty reviewed the current financial reports. She advised that even with the current collection actions there are still residents that will be referred to legal. This is being done due to these residents still refusing to pay the POA dues.

There was a question from the floor regarding category #64300- Meals and Entertainment. This category was explained by both Betty and Azlee to be related to refreshment that were served at a previous BOD meeting. These refreshments were served to try to encourage more resident to attend the meeting. Betty stated that the category could/would be changed to better reflect the actual expense.

Secretary: Absent

Committee Reports:

Architectural: Position Currently Vacant

Articles, Covenants, and By-Laws: (See Vice Presidents prior comments.)

Buildings, Ground, Safety: No issues to report. The installation of the fence has reduced or eliminated many of the previous nighttime issues at the lake. Elaine thanked the community members who have been volunteering to open and close the gate in the morning and evenings.

A community member for the floor reported that a snake has been seen at the lake and it is unknown if it poses a danger to persons or animals. Another community member commented that there has been previous issue with Copperhead's around the lake and that caution should be exercised.

There was discussion about posting the area where the snakes are observed with warning signs to make user aware of the possible dangers. There was also a suggestion for a notice to be placed on the bulletin board warning residents.

Betty mentioned two recent cases where aggressive snake behavior had resulted in injuries to two children and one elderly woman in Warren County. These incidents **did not** take place in LFR.

Unfinished Business: Nothing for the record.

New Business:

Discussion from the floor regarding a different meeting schedule to include Saturdays so that people could attend the meeting.

Mike raised the subject of possibly video recording future meetings. Much in the same way that the local government entities do for record purposes. There was discussion about the POA possible purchasing a camera for this purpose.

Discussion from the floor about future paving in the community. Mike commented that now that the dam project is finished that there would be plans to begin the paving cycle for the unpaved roads in the community.

Discussion from the floor about the need to maintain the paved area the community already has. Issue with cracks in the roads would be further complicated by freezing water in the future.

Discussion from the floor with questions about the costs of the dam regulation compliance and repairs. Elaine explained that the costs were such due to the Commonwealth of Virginia beginning to adopt or model FEMA regulations as it pertains to dams and manmade waterways.

Comment from the floor: Thanks to all the BOD members for the roadway improvements in the area of Chestnut in addition to the new barrels.

Comment from the floor: Thanks to all the BOD members for their hard work, efforts, and for volunteering their time for their community.

Discussion from the floor with questions about what is being done to maintain the current state of the face of the dam with regards to vegetation and remaining in compliance. There was discussion about using a herbicide to control plant

growth. A community member suggested that warning would need to be given to residents about the application of a chemical to prevent contamination of pets or users. There was also a suggestion to post the MSDS (Material Safety Data Sheet) on the product that is used.

Discussion from the floor about the beaver activity. It appears that the beaver is not using the lodge on a regular basis. There have been no new indication of tree banding or damage to trees in the area. The BOD will discuss the removal of the lodge to discourage future use by beaver.

Meeting adjourned: 10:43am

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