

# **AGENDA**

## **Jackson Lake Property Owners Association**

### **Board of Directors Meeting**

**April 12, 2025**

**JLPOA Clubhouse**

**Regular Meeting Time 9:00 AM**

#### **1.0 Opening of Meeting**

##### **1.1 Call to Order**

9 am

##### **1.2 Roll Call**

Vice President – Mike Linton, Secretary – Gina Payne, Treasurer – Margaret Journey,  
1<sup>st</sup> Director at Large -Terri Beer, 2<sup>nd</sup> Director at Large - Ryan Sturtevant, Director of  
Maintenance - Paul Adams

##### **1.3 Pledge of Allegiance**

##### **1.4 Something Positive**

Sod project

#### **2.0 Recognition of Guests**

##### **2.1 Public Audience with the Board of Directors (Any guest wanting to address the board should first express their wish to do so on the provided sign in sheet, and identify the topic of discussion. You will be given up to 3 minutes of uninterrupted time to address the board on the topics of your choosing. This will be the only time during the meeting that a guest is required to be recognized by the board.)**

Chris Vanner – Compensation for the tractor fuel.

Submit a copy of expenses before the next board meeting.

##### **2.2 Committee Reports**

###### **2.2.1 ANS Inspection program**

Pam update, getting everyone set up for training.

#### **3.0 Modification and Adoption of Agenda**

Make made a motion for changes, no one had any changes. Mike made motion to approve the agenda as written. Paul made motion, approved.

#### **4.0 Consent Agenda (At this time a board member may request to pull an item from the consent agenda for further discussion if needed. If not, the consent agenda can be approved as follows.)**

##### **4.1 Minutes from the March 8<sup>th</sup>, 2025 regular meeting.**

##### **4.2 Treasurers report**

Mike made motion to approve Consent agenda as written. Paul made motion, approved.

## 5.0 Items for Action and Discussion

### 5.1 Lot numbers on electrical pedestals

Pam will call REA/Jungle to try and get permission to paint lot number on poles.

### 5.2 Shower Building Conversion

Steve working on Framing hang door, 4 hydrants in bldg., 3 of the hydrants will be cut of and capped. Left one in the building for equipment cleaning.

Have several broken trusses that were not planned for, door frames are rotten, electrical issues as well as electric wires running to the shed for the sprinkler system are on the ground (needs trenched). We need to spend an additional \$2500 more.

Margret moved to add \$2500 additional funds to budget, Mike made motion, approved.

### 5.3 Dump Station cleaning and annual maintenance (April 18<sup>th</sup>)

Scheduled for April 18<sup>th</sup>, Margret received proof of Liability Insurance.

Mike is looking into a closer place to dump slug which will say \$25-30 per load.

Currently \$425 per load, 10 loads.

### 5.4 Treasurer assistance program (TAP)

Margret sent out emails to people that have not pd their previous month. Remove from future agenda.

### 5.5 Waste Management VS Wolf discussion

Still under contract with Waste Management, we will wait until Glenn gets back from vacation to have Jennifer come in with a presentation. If we decide to change, that will happen in the fall.

### 5.6 Playground Sod and Sprinkler System

Completing now.

### 5.7 Approve public beach sunshade proposal

Paul showed power point presentation, the plan is to install 3 sunshades at a total cost of \$7800. Once installed on north side, we will evaluate installing some on the South Shore. Currently budgeted \$15000. Mike motioned to approve budget, seconded, approved.

### 5.8 2025 lot cleanup and mowing

Will wait to send out letters until owners get a chance to come up and clean lots. Terri to send out reminder letters.

### 5.9 Emergency notifications to lot owners

Gina presented demo on Text-Em-All. All board members will have access to app and can send notifications. Will send link via email and hope that it spreads by word of mouth. Will add DO NOT REPLY at the end of each message. Gina will get with Margret to get a credit card to setup app then send info to all board members. Terri approved \$200 budget, seconded, approved.

### 5.10 Maintenance committee

Paul is the keeper of the sign up committee sheet.

5.11 2025 tree trimming and planting

Waiting for the trees to bud before trimming will begin. Tree planting, if anyone has suggestions on where to plant a tree bring to the board.

5.12 Summer water hook up and back flow inspection

Ryan will handle inspections once everyone hooks up their water. Tag identifying the lot number is identified, back flow preventer and no leaks.

6.0 Other Business if Needed

Members need to signup when coming to board meeting to voice their concerns.

Roll offs for 30 yard dumpster, May 16<sup>th</sup> & 17<sup>th</sup>.

7.0 Concerns of the Board of Directors

Clean up, will tackle on an as needed basis.

8.0 Set Date/Time for Next Meeting

May 10<sup>th</sup>, 9:00 am.

9.0 Meeting Adjournment

10:12 am