



## Board Meeting Minutes - January 14th, 2026

### Attendees

Gretchen Peterson, President  
Amy Volkmann, Vice President  
Vickie Fugazzotto, Treasurer - Excused Absence  
Barb Berken, Secretary  
Carin Tio, Director  
Terry Anderson, Director - Excused Absence  
Jesse James, Director - Excused Absence

### Meeting Call To Order:

Meeting Called to Order 7:03 pm CST

### Approval of Previous Meeting Minutes:

Approval of November 12th, 2025 Board Meeting Minutes:

|             |   |
|-------------|---|
| Motion:     | Motion made by Gretchen Peterson to approve the previous month's minutes. |
| Second:     | Carin Tio   |
| Discussion: | None  |
| Action:     | Motion Passes   |

### Officer Reports



#### President Report:

1. Mail received
2. Update on status of tax filings
  - a. 1099s filed as required by IRS



**Treasurer Report:**

Excused Absence

1. Prepared the forecast through March 2026.
2. Draft of 2026-2027 budget.
3.  Budget vs Actual Nov 2025.pdf
4.  CashFlow Statement Nov 2025.pdf

**Secretary Report:**

Welcomed new property owners 1951 S. Cypress Drive - Welcome Packet sent

**New Business**

1. Dues Invoices:
  - a. Onsite meeting to process and mail invoices scheduled for 02/28/26 at 11:30 am
  - b. Update contact information and ask for volunteers to be added to invoices
  - c. Send newsletter with dues for those who chose paper delivery for newsletter
2. Board Member Terms and Re-Election
  - a. Send request for interest in board along with dues
  - b. Two positions are available for election
    - i. Barb Berken and Terry Anderson interims terms are ending this spring

|                   |                |              |
|-------------------|----------------|--------------|
| Gretchen Peterson | President      | 2025 - 2028  |
| Amy Volkmann      | Vice President | 2025 - 2028  |
| Vickie Fugazzotto | Treasurer      | 2025* - 2027 |
| Barb Berken       | Secretary      | 2025* - 2026 |
| Carain Tio        | Director       | 2024 - 2027  |
| Jesse James       | Director       | 2025 - 2028  |
| Terry Anderson    | Director       | 2025* - 2026 |


\*Notates interim term

- c. Need to receive board interest by March 14th, 2026
  - d. Ballots to be mailed by March 28th, 2026
3. Annual Membership Meeting
  - a. Time and Date: First Saturday in May is May 2nd, 2026 at 10:00 am CST



- b. Board to reach out to property owners to provide Sergeant at Arms service at Annual Membership Meetings
- 4. Newsletter
  - a. Draft will be sent to Board for review - Year in Review
- 5. Fencing Install
  - a. Need to schedule fencing install - remove dilapidated snow fence
  - b. Quotes to be presented to board - tabled
- 6. Send out detailed expectations for bid on Lakefront maintenance throughout the 2026 season

### Old Business:

- 1. Fall Newsletter
  - a. Still intend to get this out to property owners
- 2. Requesting Terry's bio for website
- 3. Gate Key Pad
  - a. American Fence to replace - \$1650.00
  - b.  Lakewood AK-11 Replacement.pdf

|             |  |
|-------------|--|
| Motion:     | Motion made by Jesse James to approve the cost of replacing the AK-11 keypad for the electronic gate at the cost of \$1,650.00 |
| Second:     | Carin Tio  |
| Discussion: | Would like to see hard estimate, Barb is absent and has the estimate   |
| Action:     | Motion Passes  |

- 4. Terry Anderson brought up that the keypad accessibility is hard to reach
  - a. Replace or move the yellow bollards
- 5. Board review - no increase in dues for 2026

### Lakefront Needs (ongoing agenda items):

- 1. Winter Plan for Lakefront
  - a. Remove dock - Docking Solutions - COMPLETE
  - b. Remove buoys and noodles - COMPLETE
  - c. Purchase swim ropes over winter to replace the disintegrating wire cables
  - d. Dredging the boat launch over winter
  - e. Permit needed for removing grass on north side of beach over winter
  - f. Plan to move dock to launch for 2026 - apply for DNR Shoreline Permit



- g. Research the potential to extend launch to accommodate a deeper and longer launch for all watercraft to use
- h. Stairs - fix sides and steps - contracted - will complete when weather permits
- i. Fencing - chain link to fix up around the property
- j. Permanent sign - the wood one is going to need be replaced in the future

**Adjournment:**

|             |                                      |
|-------------|--------------------------------------|
| Motion:     | Motion made by Carin Tio to adjourn. |
| Second:     | Amy Volkmann                         |
| Discussion: | None                                 |
| Action:     | Motion Passes                        |

Meeting adjourned at 7:58 pm

Submitted by:  
Barb Berken  
Lakewood POA Secretary