



## Board Meeting Minutes - October 8th, 2025

### Attendees

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

### Meeting Call To Order:

Meeting Called to Order at 7:04 pm CST

### Approval of Previous Meeting Minutes:

Approval of September 10th, 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:


None



### Treasurer Report:

1. Vickie gave a report of operating expenses, budget reporting and balances in the bank accounts. Mail budget is over allowed due to additional elections in 2025.

 Budget vs Actual Sept 2025.pdf

 CashFlow Statement SEPT 2025.pdf

2. Budget discussion for 2026
  - a. Develop budget
  - b. Itemize contracted maintenance items
  - c. Plan for additional project items for common area improvements

### Secretary Report:

1. Discussed property that sold - new owners

## New Business

1. Written estimate received for the Sand Point Well to be replaced at the lakefront
  - a. Previous approved pending the written estimate to \$2200.00
  - b. Written estimate received for \$2200.00
  - c. Well to be winterized at the time of replacement

|             |  |
|-------------|--|
| Motion:     | Motion made by Amy Volkmann to approve the written estimate of \$2,200.00 to replace the Sand Point Well at the lakefront. |
| Second:     | Barb Berken  |
| Discussion: | None   |
| Action:     | Motion Passes  |

2. Fall Newsletter
  - a. Sum up summer and what is going on - Amy and Barb to work on
  - b. Put out another request for property owners to update information and way to receive newsletter - email or in print through USPS
  - c. Secretary to work on mail merge for creating labels
3. Key Inventory Process - Board transition
  - a. Key inventory completed
4. Cameras at Lakefront
  - a. Turn them down to the plan for "winter" - reduced costs with lower data used



## Old Business:

1. Gate Key Pad
  - a. Contact technician to program 4 digit codes and reset master password?
  - b. Wait until key inventory and then re-discuss on calling the technician.
2. Porta Potty:
  - a. Amy calling to have porta potty removed - November
3. Terry Anderson brought up that the keypad accessibility is hard to reach
  - a. Replace or move the yellow bollards
  - b. Barb and Terry to go look at moving keypad and bollards
4. Fencing - chain link to fix up around the property
  - a. Director not in attendance - no update on fence cost replacement research
5. Board to get together in October in pearson
  - a. Lakefront walk through
  - b. Steps repair
  - c. Maintenance itemization
  - d. Grass removal on south side of beach
  - e. Remove volleyball net
  - f. Debris removal
6. Keep on the Old Business to have early discussion for consideration of dues increase. Concerns around the multiple years consecutive of dues increase without identifying need for additional costs.

## Lakefront Needs (ongoing agenda items):

1. Fall and 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
  - 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 Gretchen Peterson to adjourn. |
| Second:     | Terry Anderson                               |
| Discussion: | None   |
| Action:     | Motion Passes                                |

Meeting adjourned at 7:54 pm CST

Submitted by:  
Barb Berken  
Lakewood POA Secretary