

CBCA Board Minutes
August 21, 2023

Members Present: Johnson, Kruse, Osborn, Schiefen, H. Schwartz, J. Schwartz, Wiltse, and Wittler.

Absent: Brown, Heckman, and Lipert.

Also present: Carrie Larsen office manager

Meeting convened at 7 p.m. by President Johnson. Motion by H. Schwartz, second by Kruse to approve the agenda. Motion passed.

Motion by Schiefen, second by J. Schwartz to approve the minutes of the previous meeting. Motion passed.

Motion by H. Schwartz, second by Wiltse to approve the treasurer's report. Motion passed. Osborn reported we have a CDR up for renewal in early September. Current rates are 4.75%; unless rates change dramatically it will be renewed for 6 months.

Standing Committees:

Midge control: Counts are up slightly, but overall, it has been a good summer. We did not spray before July 4th.

Water Quality: Lab report distributed. Lake is 6 to 8 inches low. Wiltse has started pumps.

Commons: J. Schwartz presented estimates for replacing the approach and sidewalk at the boat ramp. Motion by Kruse, second was Schiefen to approve spending up to \$7,700. Motion passed. J. Schwartz will consult with the city about expanding our curb cut. Work to be done in winter after the end of boating season.

Mike Moser has paid for the bench on Pelican Bay. H. Schwartz to follow up regarding language to honor Bill Kimball as the developer of Pelican Bay.

There was a discussion of other amenities for the trail such as sculptures or gazebos like they have at Johnson Lake.

J. Schwarz will install a doggie station along the trail on Pelican Bay.

Wittler reported permission has been received from the city to install a hydrant in West Lakeshore Circle. Action Plumbing will be installed this fall. Wittler will research options for planting trees and consult with Circle residents.

J. Schwartz will contact Jason Johnson with a final request to remove the abandoned boat lift in the lake behind his house.

Kruse reported that the bid to replace the sea wall around the island was approximately \$230,000 and that did not include transporting additional sand to the island. There was discussion of a concrete alternative but getting the concrete to the island would be a challenge.

Johnson will send certified letters to Zach Kassebaum and Brad Novotny advising them that their failure to register their watercraft despite repeated warning will result in loss of their lake privileges unless the watercraft are registered by September 15.

Insurance & Investments: Our insurance policies have been renewed except for our umbrella coverage. Our existing carrier is leaving the market, but we have temporary coverage for two months. Our broker is searching for replacement coverage.

Membership Relations: Events are scheduled at Double Eagle Golf on September 1 and Tavern on the Square September 22nd. Motion by Kruse, seconded by J. Schwarz to spend up to \$300 for pizza at each event. Heckman to arrange with vendors.

Safety: no report.

Security: Wiltse and Kruse reported they are still exploring options to mount video cameras on existing light poles powered by the existing wiring.

New business:

- New members, motion by Osborn, second by Schiefen to approve; motion passed.
 - Travis Barrett, 342 W. Lakeshore, 402-209-2271, travis-barrett@outlook.com
 - James & Jill Bauermeister, 547 Pier 1, 402-270-0631, bauermeister2@msn.com
- Motion by H. Schwartz, seconded by J. Schwartz to install a plaque honoring Glenn Hillhouse for his years of service to the lake community. Motion passed. H. Schwartz to follow up, Wittler to explore an additional honorary document.
- Motion by Osborn, seconded by Schiefen to pay \$3,000 towards repair of the gas pump at the marina. Motion passed. Larsen to follow up with Angie Coffey.
- There was a discussion about additional uses for the marina. Motion by Kruse, seconded by Johnson authorizing a proposal, subject to membership approval, to lease approximately 1400 square feet or space in the marina for 10 years at an annual rent of \$15,000 to be used as the association office and community center. Motion passed. Johnson to follow up.

- Wittler reported that the association had been notified that a photograph in our zebra mussel information on our website was copyrighted. Motion by Wiltse, seconded by Osborn to authorize Wittler to pay up to \$500 to resolve infringement claims. Motion passed.
- Wittler and Schiefen will work with Stingray to add more features to our website. Discussion about registering watercraft in conjunction with payment of dues.
- Johnson working on newsletter.
- Wittler reported that next year will be the association's 40th anniversary. Discussion of suitable recognition activities.
- Parking concerns on West Lakeshore addressed.
- Wittler provided an update on pending litigation.

Old business: none

Meeting adjourned at 9:35 p.m.

Terry Wittler, Secretary
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