

CLEAR LAKE BOARD MEETING

February 23, 2021

Submitted by Pam Houdek – Secretary

7:00 p.m. – Kresha Barn

Present: Shirl K, Pam H., Tony K, Kris R, Marsha F, Lori P, Jackie H, and Terry N.
Billy & Shirley Swantek

Absent: None

Meeting called to order by Lori P at 7:05 p.m.

Review of January meeting minutes. Motion made by Kris to approve minutes.
Seconded by Marsha – Motion carried.

Treasurer Report present by Shirl K:

Bills to be paid:

Valleyview Environmental	\$562.57*
Butler County Power	\$313.92* - SID \$250.42 – COM
Midwest	\$50.00*
SOS NE	\$23.10
Johnson Trucking	\$195.00 snow removal 3x
Jackie Henrich	\$103.84 signs

TOTAL \$1,498.85

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Current Balances:

Pinnacle	\$11,256.96		
First National	\$29,117.50	HOA DUE	\$4,930

Motion to pay bills made by Tony and seconded by Jackie

OLD BUSINESS:

Shirl will post the mowing calendar. Discussion of proper mowing times will be addressed in the near future. Work day schedule needs to be posted also. The days were decided and listed at the bottom of the minutes.

Fishing tournament – Need committee to plan if we want to do this.

Shirl will send reminders in April about paying HOA dues.

Lori contacted the state in regards to tabled item of putting reflectors on median signs. This is a Butler County project so Lori will continue to put this in action.

Pam is putting together packets for each resident with the Rules & Regs and Articles. There will also be a cover letter added to highlight some of the items that people are not following through with. Kris Robak will supplied the necessary paperwork but Pam had questions before she proceeded with the project. Will look into more.

A Welcome letter will also be drafted for any future new residents.

Jackie H ordered/received the signs for the fire hydrant and commons area. When we do our walk around in April it will be decided where they will go and if we need more.

Jackie did the first quarterly newsletter. This will be posted for all to see. Possibly attaching to each door.

Kris R stated that Mark has been trying to fix the lights/sensors by the flag pole. It was decided that Kris will get estimates on new lights to present to board. They will do this when the weather cooperates.

NEW BUSINESS:

Connie Perry sent Lori a text/email pertaining to the west corner road. The Board feels that it would be a huge undertaking and that disturbing the current sewer line could cause more headaches than needed. The Board also believes this is more of a SID issue then it would be an Association decision. She stated she would be putting her camper on the South side on/off throughout the summer. The Board is alright with that but wants more info on what her intentions would be with the sewer issues in question. Stating that camper chemicals are different then what should be put down the sewer and could cause damage. We also need to look into if the rules state a time frame for how long a camper can remain idol. Lori will have a conversation with Connie.

The Board did vote that widening that corner at this time is not necessary. Marsha motioned 1st and Kris R seconded.

AGAIN we are having the problem of people not picking up after their dogs. It was also stated that some dog walkers do not live out here. But now we are finding poop bags thrown in the ditch/commons area over by the propane tank. We strongly believe we know who it is. Lori and Clint will have a discussion with him and see what needs to be done. We send reminders to Residents so we should now send letters to nearby residents that walk through the association.

There have been posts and suggestions that there should not be street parking during the winter months – especially when it is ice or snowing. No immediate action was taken at this time.

Lori also stated Clark Swihart is planning on moving in possibly April. Will do For Sale By Owner.

Next Board meeting will be Tuesday, March 23, 2021 at 7 pm place to be determined.

Terry made a motion to adjourn meeting. Jackie seconded. Motion carried. Meeting adjourned at 8:20 pm.

WORK DAYS - April 24th June 26th October 9th
ANNUAL MEETING – October 13th

TABLED/FUTURE PROJECT

Well/Sprinkler issue:

This still needs to be addressed in the spring to find out what is wrong and what needs to be fixed.

Main Entrance landscaping:

Kris Robak said there is more work to be done and Allen has some bills to be paid.

40th Anniversary party in August.

A committee will be formed in the near future and ideas will be brought to the March meeting.

Playground equipment:

Pam stated Jason (her son) has some equipment he would sell. Dimensions were given. We need to check and see if the area is large enough for this. He is asking \$200. Dale and Pam will bring from Holdrege. Will need people to assemble if we decide to go this route. This was tabled until March/April due to weather.

Larger Jet Skis

Lori has heard that some people maybe bring a proposal for bigger jet skis to the board. The Board stated this is an action that should be reviewed in October at the Annual Meeting. There are a couple things to consider – Insurance liability and the size of the lake.