

WPOA Board of Trustees Saturday Meeting – 5/13/2023

***Any updates from the Friday email are indicated in **italics** of the summary of each report.*

***The deadline for submission of information for the monthly newsletter and other media releases is the Tuesday following the WPOA meeting at 4pm. The Office staff appreciates the cooperation of all of the clubs to share the events and activities held at Lake Waynoka.*

President Ellis called the meeting to order at 10:00am.

President Ellis led the attendees in the Lord's Prayer followed by the Pledge of Allegiance.

Roll Call: Present: Bynum, Crank, Eads, Ellis, Marck, Moore, Raleigh, Taylor, Mgr. Cahall

Absent: Barton (ex.)

Minutes:

- Taylor made a motion and Moore seconded to approve the 4/8/23 WPOA Monthly minutes as printed in the newsletter. A yea/nay vote was taken and the motion passed unanimously.
- Moore made a motion and Taylor seconded to approve the 4/15/23 Annual Meeting minutes as printed in the newsletter. A yea/nay vote was taken and the motion passed unanimously.

President's Report (Ellis):

- President Ellis wished all the Mother's a very happy Mother's Day and thanked them for their hand in raising children.
- President Ellis asked Election Inspector Mari Borgman to announce this year's installed Trustees. Ms. Borgman welcomed Sue Eads, Rob Bynum, Pat Raleigh and Sean Moore to the Board. President Ellis thanked the Board members for serving and said she is looking forward to a great year.
- President Ellis asked Assistant Recording Secretary Maybriar to read the 2023 Committee Chairs and Board Liaisons. Finance – John Barton; Lake Advisory – Tim Redick (Chair) and Jim Marck (Liaison); Rules & Regulations – John Buskey (Chair) and Pat Raleigh (Liaison); Campground – Carrie Boyd (Chair) and Sue Eads (Liaison); Building/Zoning – Pete Levermore (Chair) and Sean Moore (Liaison); Long Range Planning Committee – Terry Borgman (Chair) and Pat Raleigh (Liaison); Election – Nan McHugh (Nominating Chair) and Election Inspectors Margi Borgman and Dave Patton. President Ellis thanked everyone for serving.
- President Ellis addressed concerns about the Boat Safety class being cancelled this year. The reason for the cancellation is the Lodge was closed and the volunteer teaching the course was not able to get the course rescheduled. The Boat Safety course is available online at the ODNR website. She encouraged everyone to take the class so we are all safe on the water.

Treasurer's Report (Barton):

Operating Funds

- April total operating income was \$289,000.
- April total operating expenses were \$204,000.00 with no unexpected expenses.
- Operating fund balance at the end of April was \$1,243,865.03.
- Operating income for the year at the end of April was \$1,586,000.00. That is 59% of the plan for 2023. Expected income at the end of April was 59% so right on budget.
- Operating expense for the year at the end of April was \$767,000.00. That is 29% of the plan for 2023. Expected expense at the end of April was 31% so 2% under budget.

Allocated Assessment Funds

- Income for allocated operating assessments in April were \$55,000.00
- Assessment account expenditures in April totaled \$55,000 for culvert repair.
- Balance of all allocated assessment accounts at the end of April were \$1,476,438.90.

Invested Funds

- Invested Reserves at the end of April totaled \$516,553.64.

Total cash on hand at the end of April was \$3,236,857.57.

Manager’s Report (Paul Cahall):

- The main valve on the lake was closed in mid-April after completing the spring draining of the lagoon. It has been a fairly dry spring so it has taken longer than normal for the lake to return to full pool. Mother Nature will fill the lake soon but, in the meantime, please be careful if you are out boating. Under water hazards will be more prevalent until the lake refills. Please run at reduced speed because wake is more destructive to shorelines when the lake is low.
- Maintenance is hard at work getting everything ready for the season. The dredging barges have been rehabbed along with new paint to make sure they last for many years in the future. They are currently cleaning and making repairs on the pools so they can be filled and ready for use on 26 May.
- Work continues on the replacement of the heating and air unit at the gym. We have replaced several old culverts and a few more to go in preparation of paving this year.
- The drainage work was completed in the campground over the winter. I am glad to say has made a major difference on water being able to leave the campground after a big rain. We are still awaiting the engineering report on other suggested upgrades. The campground committee and the board will review these recommendations for further action.
- I am sorry to announce that there has been a rash of vandalism in the recreation areas. The police department has stepped up patrols and is asking for your help if you see anything going on, please report it to the front gate.
- The first treatment for weeds and algae in the lake was completed on 11 May and will continue weekly for the rest of the season.
- *The lake is still low. We did not do anything differently this year as opposed to years past. There has not been enough rain this spring to refill it. Mgr. Cahall advised everyone to slow down on the lake and be aware of underwater hazards that you may not normally see.*

Lake Waynoka Police & Security Report for April 2023 (Chief Callahan):

Calls for Service	52	Animal Complaints	13
Arrests	1	Livewell Checks	1
Reports	33	Campground Calls	7
Citations	5	Grinder Pumps	30
Warnings	23	Squad Calls	5
Security Checks	91	Fire Runs	1

Vehicle Information

Vehicle	Fuel (gallons)	Miles Driven
1391	66.1	1,202
1591	114.9	1,653
2091	56.0	731

Gate Counts

RFID Front 13,611	Front Security Lane 10,429
RFID Rear Entry Not functioning	RFID Rear Exits 18,960

Other information from the Police Department

Reminder: the Ohio State issued burn ban remains in effect, per Ohio Revised Code section 1503.18. As stated in the March report, this will remain in effect through the end of May. Burning is prohibited across the state from 6:00am-6:00pm. Members who plan to burn during permitted hours are to call

and report the activity to security prior to any burning. For more information, please visit <http://ohiodnr.gov/>.

Other Committee Reports:

Building (Pete Levermore/Sean Moore):

Permit	April	Year to Date
Residence	3	9
Dock/Boat Lift	2	21
Additions	0	0
Repair/Replace	5	12
Pool	0	2
Deck	2	7
Garage	1	8
Storage	0	4
Boat Cover	0	0
Carport	0	0
Fence	1	7
Misc	6	8
Totals:	20	77

Election Inspectors/Nominating (Margi Borgman/Dave Patton/Nan McHugh, Nominating Chairperson):
None

Lake Advisory (T. Redick/Jim Marck): None

Long Range Planning Committee (Terry Borgman/Pat Raleigh):

1. Current Projects: The LRPC has presented its Annual Report to the Board and is waiting on approval from the Board to put it on the Lake Waynoka website for the community to read.
2. Community Goals and Objectives: The Lake Waynoka Community Vision, Values Goals and Objectives document, written by the Board of Trustees and the LRPC, outlines eight Community Goals and Objectives. One of these, Lake Protection and Conservation, addresses our most valued community asset, the lake:
 - a. Objective: Maintain an effective dredging program to ensure acceptable navigability of the main lake and all coves. **2023 execution:** *Six months of barge dredging will target "the hump" at the east end of the lake. A study for sediment prevention control will determine feasibility to reduce silt entering the lake from Straight Creek.*
 - b. Objective: Protect the lake shoreline against erosion by enforcing rules on the rocking of all lakefront lots, including both private and WPOA owned. **2023 execution:** *Ongoing riprap repair program is in place.*
 - c. Objective: Properly maintain the condition of the dam, weir area and valve, including recommended regular inspections. **2023 execution:** *Annual repairs are budgeted.*
 - d. Objective: Establish and maintain an acceptable balance of fish population and lake habitat while recognizing other recreational needs and uses of the entire membership. **2023 execution:** *Annual stocking of fish and Aqua Doc treatments are budgeted.*
 - e. Objective: Properly maintain all lake access areas, including amenities included therein. **2023 execution:** *Repairs to public docks, including the Marina Dock, are scheduled.*
 - f. Objective: Support the control of the geese, beavers and any other invasive species of animals or plants that might affect the health of the lake and damage to property. **2023 execution:** *Annual goose population control has been performed.*
3. There is an open position on the LRPC > Contact Terry Borgman at 937-515-7842 if interested in serving on this committee.

Terry asked that everyone please read the committee's objectives as they are being transparent for members.

Rules and Regulations (John Buskey/Pat Raleigh): None

Campground Committee (Carrie Paul/Sue Eads): Jerry Abbatiello said there are empty spots in the Campground and asked if there were any new rules passed stating a homeowner cannot rent a campsite. President Ellis stated no. A homeowner may rent a campsite. She thanked Ken Crank for being the campground Board liaison the past few years.

Unfinished Business: Pete Levermore presented an amendment to Zoning/Building requirements concerning fences and dog kennels. *See Motion # 360 below.* The Board had asked the committee to better define this section as it was very vague. President Ellis stated that this basically eliminates a privacy fence around an entire yard. Members can always ask for a variance.

New Business: None

Motions & Resolutions:

- Motion #360 was made by Raleigh and seconded by Marck. It is moved that: Rules and Regs volume 2, Zoning Building Requirements, section X. Fences and Dog Kennels add new items D and E. A roll call vote was taken and the motion passed unanimously.
- A motion was made by Ellis and seconded by Eads to approve the LRPC Annual document. A yea/nay vote was taken and the motion passed unanimously.

Community Organizations:

- Civic (Michael LaPlante) – Bingo is the 2nd and 4th Saturday of the month. Doors open at 6pm and begins at 7pm. The community garage sale is May 20th.
- Chapel – Vacation Bible School is at the end of July. Services are at 10am on Sunday mornings.
- Shawnee Women's Club (Margi Borgman) – Our Club meets the 1st Wednesday of the month at 10am in the Lodge. The Rubberduck Regatta and ice cream social is scheduled on May 26th at 6pm in the pool area. The raindate is May 27th. Margi thanked Pete Levermore and Dan Federico for the community shed renovations.

Board Comments and Concerns: None

Membership Compliments and Concerns:

- Steve Meese said that contractors at his house are entering 1 Waynoka Drive into their GPS and it is taking them to the back gate. He asked if anything has changed or can be done to correct this issue. AJ will look into it. Trustee Eads suggested Waze navigation as an alternative to Google.
- Kelly Williamson has noticed an increase in rock throwing in Little Turtle Cove. Rocks have been thrown into boats as well. There was a sign up saying no rock throwing, but it was torn down. President Ellis said the Board would discuss options and, in the meantime, asked Mgr. Cahall to purchase a more permanent sign. VP Taylor told her to call Security if she sees someone throwing rocks.

Adjournment: The motion to adjourn was made by Taylor and seconded by Crank. A yea/nay vote was taken. All were in favor and the meeting was adjourned at 10:30am.

Rhonda J. Maybriar, WPOA Assistant Recording Secretary