

SWEETWATER EAST INVESTMENT CO.

dba LAKE HENRY ESTATES

Monthly Board of Directors Meeting Minutes

January 19, 2024 – 9:00 AM also via Zoom & channel 732

Zoom meeting ID: 910 053 1494

Passcode: Eagle

1. **Call to Order** Cindy Williams
2. **Pledge to the Flag – Moment of Silence** Cindy Williams
3. **Roll Call** Bob Reuwer  
President – Cindy Williams Present Vice Present – Carl Criger Present  
Treasurer – Rita Fournier Present Secretary- Bob Reuwer Present  
Director at Large – Joe Tousignant (not present)
4. **Secretary’s Report** Bob Reuwer
  - a. Approve December 15, 2023, BOD Meeting Minutes.  
*Rita Fournier made the motion to accept the December 15, 2023, LHE BOD Meeting minutes. Carl Criger seconded the motion. **Motion passed 4-0.** 1 in abstention (not present)*
5. **Treasurer’s Report** Rita Fournier
  - a. Finance Report – Checking account balances as of December 31, 2023 (see handout)  
Rita reviewed the Checking account balances as of December 31, 2023, \$262,648.83. Next, she reviewed the LHE Profit & Loss Budget vs Actual (January through December 2023.)
  - b. Approve Finance Report  
*Carl Criger made the motion to accept the Finance Report. Bob Reuwer seconded the motion. Motion passed 4-0. 1 in abstention not present*
6. **Maintenance Report:** Carl Criger  
Monthly Maintenance report Dec. 2023 /Jan. 2024:

<u>Description</u>	<u>\$50.00 Rate</u>
1. Meter Readings	24 hours
2. Ground Maintenance	200 hours
3. Wood Shop	20 hours
4. Clubhouse	50 hours
Total:	294 hours

The 294 hours @ \$50 is \$14,700 savings. Thank you to all the volunteers.  
*Rita Fournier made the motion to accept the Maintenance Report, Bob Reuwer seconded. Motion Passes 4-0 1 in abstention (not present)*

## 7. Committee reports:

### a. Social Committee

Carmen Wilde

1. Annual Chili Cook off January 28 at 5:30. The Social Committee will furnish the sour cream, onions, crackers, shredded cheese, cornbread and dessert. Kris Bomgarden is the Chairperson. Tickets are \$10 and still available. The cutoff date is January 24<sup>th</sup>.
2. The annual garage sale February 9<sup>th</sup> and 10<sup>th</sup>. 9 people signed up so far. Held Friday 8-12 for residents only, Saturday 9-1 for outside guests. The care center will arrive at 1pm to do curbside pickup for unwanted items. Jeannie Whitt is in charge of the Hot Dog sale and Pat Dey is in charge of the Bake Sale. Pete Nelson in charge of the traffic.
3. Valentine Dance is February 17<sup>th</sup> at 7 pm. Cost \$10 per ticket and snacks at your table. Entertainment by The Dukes. Pat Dey will chair this event.
4. St. Patrick's Day our own Jim and Mandy will put on a wonderful evening and the tickets are \$10.
5. Spring Poker Run March 24<sup>th</sup> at 3:30. Joann Hoffman will Chair. Lunch will follow in the pub. Patty Shaffer and Kris Bomgarden will provide sloppy joe, pasta salad, chips and dessert. Cost is \$10.
6. Easter buffet on March 31<sup>st</sup> at 1 pm and the ham will be provided by the Social Committee. Regina Mitchell will be Chair.

Announcements. All Meals from now on will start at 5:30. Some confusion over reserving tables. For a ticketed event at 12:30 someone will be at the door to hand out numbers so you can reserve a table. If it is not a ticketed event once the room is set up, you can come in and reserve a table.

### b. Golf

Kris Bomgarden

#### 1. Events:

- Restart of the Saturday morning scramble golf only 9 holes with a fun twist or two. Meeting in the pub at 9:45 with tee time 10 am. There is no sign up. We encourage beginners and all levels of golfers are welcome. We will collect 25 cents to be used at a party at a future date when we have enough money.
- Moffitt Charity Golf Outing will be held on Saturday, January 27<sup>th</sup>. This is a fun day of golf. Meet at the Pub 8:45 to go over the rules of the game. The entry fee is \$25 per person to play. You can pay on league days 8:30 to 9 on Monday, Wednesday or Thursday or you can pay on the day of the event. Sign up is on the green sheets in the hallway next to the pub. The deadline to sign up is Wednesday January 24<sup>th</sup> because lunch is provided for those who play. We are also accepting other donations to support the cancer center. You can bring cash or check to the office. Make sure your checks are payable to Lake Henry Estates and put Moffitt in the memo, so we only have to send one check. Online donations are available this year also. You can find the link on our News Link website. Go to the Charity golf tournament story to find the direct link.
- The board asked the Golf Committee to discuss the issue concerning the use of the golf course by residents and their guests when no one is golfing or set aside a day for residential use. To our knowledge there isn't a single golf course that allows a golf course to be open for use other than for playing golf. The fairways and greens are not a park or a playground and are maintained for the sole purpose of golf. This is a liability issue. Our golf course is open for those who pay their trail fees from 8 am to one hour before sunset every day for unlimited golf. Although sometimes you don't see someone on the course that doesn't



c. Golf committee

Cindy Williams

Please submit another form with the new wording for the issue discussed so we can keep track of the request. Kris spoke regarding having Sundays open for walking the golf and the Board felt it was an insurance liability, so the suggestion was denied.

**9. Old Business:**

Cindy Williams

- a. Traffic survey for light at 17/92 & Dyson. The intersection has been found to meet signal warrants as shown in the manual of uniform traffic devices. We are now evaluating all configurations for the intersection and incorporating adjacent intersection concerns into the analysis. He has been tasked to head up a mini taskforce and starting their strategy this week.
- b. Golf Course Irrigation – Irrigation is over 35 years old and things are wearing out. We were able to get the autotimer installed. There is a new controller coming in. The house near the 7<sup>th</sup> hole is where the original timer is for watering during the night. We had some pipe breaks there. There is a relay that we need, but we are getting closer to a resolution.
- c. Submerged land lease modification – the paperwork has been turned in. (4 homes involved permit modification). Status quo.

**10.**

**Information:**

Cindy Williams

- a. Railing replacement for Pub ramp. The volunteer crew is doing an excellent job.
- b. Birthday & Anniversary card delivery. Several volunteers have stepped up, but we need a few more.
- c. Legal updates – Hosler, Case, Diana have submitted a motion to have a rehearing. The lawyers have no news on the motion. Rocco had introduced Cindy as the new contact.  
There is no additional news on the Linda Uhl case which requests a 1-million-dollar settlement. Rocco introduced Cindy as the new contact.
- d. We have a wonderful dog park, but we need you to pick up after your pets. If you don't have a bag there are plenty in the bench under the tree.

**11. Questions/ Comments:**

- Rick Marston forgot to mention that on February 7<sup>th</sup> we are going to have a Pub Club. Phil and Patty Schaffer will be doing the food. Tickets are \$10. Starting at 5:30 in the Pub. Tickets can be purchased by contacting Rick, Patty or Phil.
- Cindy stated if someone would like to send a question for the board meeting send it to the LHE board email and we can add it to the agenda.
- Dit Unger 638 Watercrest states he takes care of security and copartners with Randy Nunn for the gates. We are constantly monitoring tailgating and we see the speed is excessive. We see cases where those in golf carts are almost hit by speeders coming into the community. Speed is supposed to be at 15 mph, but we are seeing a lot of speeding. We want to make a recommendation to have the speed bump raised to help reduce the speed into and out of the community. To replace the gate or motor we are talking about thousands of dollars.

- Karolina Straw has been doing the newsletter, but she is moving so if someone doesn't volunteer that will be the end of the newsletter. If you don't want to do the newsletter, maybe take over the calendar.
- John Manly 450 Sweetwater. Inquired about the security of the clubhouse. The front side and the code are we photographed? Answer yes, we have 14 cameras to keep video for 30 days. Locks go on in back at 6 pm. Brought it off because several years ago we had a break in at the front office. (Not sure who responded, but probably Dit Unger) His recommendation is entrance to clubhouse after 6 pm can only be at the entrance because the lights come on and you are on camera. A total of 27 cameras are in the use. No camera in the exercise room and bathrooms. We have 2 wireless, and the rest are wired. Battery back up with surge protectors and battery backup.

12. *Rita Fournier moved to adjourn, and Bob Reuwer seconded the motion. Motion passed 4-01 in abstention (not present) Adjournment was at 945 AM.*

Respectfully submitted,  
Bob Reuwer, Secretary

Susan Reuwer, Assistant Secretary