

AGENDA/MINUTES  
OHLDA Quarterly Board Meeting  
October 8<sup>th</sup>, 2019 6:30 pm  
Devera and Jerry's Home 735 Oak Hills Pkwy.  
Meeting minutes

**Attendance:**

Martha Austin\_P\_\_\_ Steve Baker\_P\_\_\_ Mary Dunbar\_P\_\_\_ Jerry Goss\_P\_\_\_ Michael Montalbano\_P\_\_\_  
Rob McConnell\_P\_\_\_ Mac Peek\_A\_\_\_ Michael Puyau\_P\_\_\_ Susan Puyau\_P\_\_\_ Christine  
Robinson\_P\_\_\_ Jim Robinson\_P\_\_\_ Dianna Underhill\_P\_\_\_

**Guests:** DeEtte Montalbano, Devera Goss, Roy Johnson, Sealann Longwell, Mark McElroy

Jim Robinson – Determine quorum and Call to Order

President J. Robinson determined a quorum was present and called the meeting to order at 7:04pm.

Susan Puyau – Minutes of July 9<sup>th</sup> Board Meeting

There were no questions regarding the previous meeting minutes.

Jim Robinson – Adoption of the Minutes

The minutes of the July 9<sup>th</sup> Board meeting which had previously been distributed to the Board, were approved.

Mike Puyau – Review 2018 Budget and Proposed 2020 Budget

Mike reported that the Association currently has \$55,746.20 in a checking account at Regions bank. He reported there are 6 lots that have not yet paid dues for 2019: Hodges (DeEtte will call), Downing, All, Fisher, Meredith (Mary will contact), Anderson/Chavez. DeEtte volunteered to contact these people about dues.

Because the 3 questions below are to be addressed later in the meeting, a motion was made by Susan and seconded by Mike M. to postpone voting on the budget until these 3 items have been addressed. The motion passed.

- Funding for Circulator service and for diffusers down the finger
- Remaining Funding for 2019 Socials and Funding for 2020 (?)
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- Drawdown and Finger & Cove Restoration for 2020 - \$15,000
- 

Jim Robinson – Motion to accept and submit proposed 2020  
Budget to General Membership

Delayed until end of meeting.

## Susan Puyau – Committee Chair on Articles of Incorporation and Bylaws

Mike M. raised the question of having one vote per household for members of the Board. Discussion ensued. Because the Board previously voted in support of the proposed changes, it was decided that the proposed changes will be presented to the membership at the October meeting. Mike M. will raise his question to the general membership at that meeting.

Jerry raised a question about the quorum with concern we will not reach the number of households needed for a quorum. Because proxies, email and phone calls will be allowed, we should be able to reach the quorum numbers.

- Jim Robinson vote of support from the Membership. Any request for
- amendments goes back to the Committee and the Board.
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## Dianna Underhill – Mary Dunbar – Planning for October General Membership meeting

Mary will host the Annual Membership meeting at her home on October 21<sup>st</sup>. The food will be potluck. The attendance is usually around 30 people.

- Devera and Jerry Goss date, time, catered, potluck
- Mike Montalbano request for additional funds

## Mike Montalbano – Lake Development and Resources

The drawdown will begin November 1, 2019 and continue until the end of February 2020. There is one circulator in the shop for repair. These often get clogged with debris.

### Mark McElroy – Lake Health report 2019 and drawdown 2020

Mark reported that he will be on the Lake soon to evaluate foliage growth and spray. This spray should be enough to last the winter. He will also test the water quality, i.e., is there ample dissolved oxygen to support the fish. Mark also noted the circulators should not stay out of the water for long periods of time because of the seals on them. The purpose of the circulator is to alleviate silt. It is a small piece of equipment. He will use a double siphon to drawdown the water and will draw it down at least two feet. His recommendation is the lower we go the better it is for the Lake. Christine asked if there is any criteria on how much should a lot owner dig out at the bulkhead. Fish like 2 feet or less of water to spawn. We do not want to create deltas. Soft silt is no good for fisheries. For depth at bulkhead, no less than six feet with a 2:1 or 3:1 slope to at least 4 feet. For banks, less than 2 ½ feet need to be cleaned out.

## Jim Robinson – Call for any reports, concerns from Committee Heads

## Martha Austin – Google and Lake Name

Martha tried to change the Lake's name on Google but could not. She will continue to investigate. The name on Goggle is University Lake South. The Board would prefer Oak Hills Lake.

Jim Robinson – Board Composition, resignations?

No one voiced an intention to resign.

Jim Robinson and Rob McConnell - Oversight Committee Surveys

- Talley Coordination

A group left the meeting to open and tally ballots

Roy Johnson and Mike Montalbano – Co-Chairs of the Survey Oversight Committee

- Results/Discussion of the Lake Survey from the Board, Sealann Longwell
- and Devera Goss

Christine and Sealann read the tallied results. Twenty-eight surveys were returned.

See attached.

Any new 2020 Business

Discussion began about the budget for the Christmas party. Mike M. requested \$1500.00 be allocated for the Christmas party. Because only \$412 dollars have been spent from the Social Events budget, it was noted he only needs to ask for \$400.00. The cost last year was less than \$1000.00, so there is no need to ask for more money. There was discussion about making the event a 'potluck'. The hosts of the event would prefer to cater. Next a motion was made to increase the Social Events budget to \$2000.00 for 2020. After much discussion to keep the current budget the question was called and \$2000.00 for 2020 Social Events budget was approved.

Three years ago \$15,000.00 was allocated for the drawdown. This money was never used. It was noted that Jak Kunstler paid \$ 2300.00 with the last drawdown to remove eleven tons of muck from the area adjacent to his lot. Jak has offered to hire labor to do this for the Lake. The costs of labor would probably be more like \$3000.00 now. It was proposed to allocate \$3000.00 for the area between Johnson and Goss, \$3000.00 to clean Jak's area, \$6470.50 for a new diffuser for the finger and the rest to stay in the bank for any additional needs. If any owner goes over the \$3000.00 allocation, they would pay the difference out of pocket. It was also noted diffusers might help with silting of the fingers and help with the quality of water.

Mark will bill the Association \$1500.00 for the drawdown in 2020.

A motion was made to distribute the allocated \$15,000.00 as discussed. The motion carried.

At this time the 2020 budget was revised and the revised budget when called to question, passed. See below.

**Oak Hills Lake Development Association  
Budget Report for 2019/20**

**Income**

Regions Checking account Balance: \$55,746.20 (10/06/2019)

Regions CD: Cashed and deposited

Member Dues Collected (2019) \$9,400/ 10,800(expected)6

Interest on checking acct \$3.05

**Expenses**

	<b>2017</b>	<b>2018</b>	<b>2019</b>	<b>2020*</b>
Entergy	\$686	\$902	\$1287.92	\$1500
Insurance	\$1543	\$1543	\$1543	\$1543
Website/ Sec State	\$120	\$0	\$135	\$15
Aerator Maint.	\$1520	\$163	\$155	\$1500
Aquatic (Mark)	\$850	\$0	\$150	* \$1750
Supplies, stamps	\$0	\$0	\$0	\$100
Social Events	\$1200	\$1370	\$1500	\$2000
Weir Maintenance	\$0	\$16	\$0	\$0
Fish Stock Exp.	\$0	\$0	\$0	\$0
Lake Clean- up	\$15,000*	\$15,000*	\$15,000*	\$15,000

- 2020\*
- \*Allocated, not spent

Adjournment

With no further business, there was a motion made to adjourn. Motion passed.

Respectfully,

Susan F. Puyau, M.D.

Secretary