

**Lake Eddins Owners Association  
Board of Directors Meeting Minutes  
Monday June 4, 2018**

A meeting of the Lake Eddins Owners Association's Board of Directors was held at the association's office on May 7, 2018. Board members in attendance included Vickie McKee, Shelley Rivers, Charlie Smith, Davey Dewitt, Jerry Perkins III & James Skidmore.

Lake Manager Phil Fuller was also in attendance.

A quorum being declared President Vickie McKee called the meeting to order @ 6:00 PM.

**Public Comments:**

Greg Gaines - Requested BOD approval for Lake Eddins Community Church to continue to operate as a church if congregation buys it from Eddins LLC.

Larry Nobles & Jerry Perkins Jr. - High Water Bill due to burst pipes during freeze.

Acceptance of Regular Meeting Minutes held on May 7, 2018.

**Motion:** A motion was made and properly seconded to accept the minutes from the Regular Meeting held on May 7, 2018. **The motion carried.**

**Committee Reports:** Committee Reports are posted on the LEOA Website.

**Financial (Charlie Smith):**

- The checking account balance is \$64,116 (as of 5/31/18).
- The reserve fund savings account balance is \$22,048 (as of 5/31/18).
- The Liming account balance is \$28,762 (as of 5/31/18).
- The Road savings account is \$3,196 (as of 5/31/18).
- The Water/Sewer contingency account is \$37,137 (as of 5/31/18).
  
- Reported out on outstanding collections.
- Balance still due on annual assessments 2015 and before \$9,585 (as of 5/31/18).
- Balance still due on 2016 annual assessments \$7,100 (as of 5/31/18).
- Balance still due on 2017 annual assessments \$13,721 (as of 5/31/18).

**Motion:** A motion was made and properly seconded to accept the financial report for May 2018. **The motion carried.**

Report on Rummage Sale: Next scheduled rummage sale September 15, 2018.

**Business Meeting:**

**Executive Session:**

**Motion:** A motion was made and properly seconded to go into executive session @ 6:23 pm. **The motion carried.**

**Motion:** A motion was made and properly seconded to adjourn executive session @ 6:50 pm. **The motion carried.**

1. Larry Nobles Water Bill - BOD discussed the issue and decided that since the procedure as described in the February 2, 2018 meeting minutes " Have either an LEOA employee or a member of the board of directors witness that you do have a pipe that has burst. Schedule to appear before the next BOD meeting with proof that break has been repaired to appeal your bill. These are decided on a case by case basis and can result in 65% of your water bill being forgiven." was not followed. The BOD agreed that we would stick with the previous BOD decisions to not allow the bill to be forgiven.
2. Fire Department Donation by LEOA - The LEOA is paying the electric bill, insurance, clerical support, and lawn care for the LEVFD. In addition the BOD has been approving a cash donation of \$4800.00 per year on behalf of LEOA to the Lake Eddins Volunteer Fire Department in two installments, \$2400.00 in January and \$2400.00 in July, with no accounting for the donations. The BOD discussed an April 2006 motion by the BOD, approved unanimously by Ron Bean, Bill Burton, Mary Gray, Charlie Chatham, Thomas Kittrell, and Ted Raley that a quarterly report of the records be required and that they be audited annually and presented to the annual meeting of property owners.

**Motion:** A motion was made and properly seconded that in order to continue approving annual donations the LEVD the April 2006 motion must be followed. **The motion carried.**

3. Publication of Quotes for Road Repair - Ongoing
4. Lake Eddins Community Church - The BOD agreed for the Lake Eddins Community Church to stay a church with a Resolution Authorizing Church Within Confines of Lake Eddins Community that the BOD can approve will be created by the BOD Attorney.
5. Front Gate Grounds Change - BOD discussed taking down plastic chains and replacing with post and ropes, removing spruce trees and replacing with crepe myrtles.

**Motion:** A motion was made and properly seconded to take down plastic chains and replacing with post and ropes, removing spruce trees and replacing with crepe myrtles.  
**The motion carried.**

6. Burn Pile - BOD discussed recent problems with commercial lot clearing and tree cutting crews dumping large dump trailers of trees, limbs, etc. around the maintenance barn. The road around the maintenance barn was completely blocked recently. It took our maintenance men several days to clear the debris and safely burn it.

**Motion:** A motion was made and properly seconded to not allow commercial lot clearing and tree cutting crews to dump on LEOA property. **The motion carried.**

7. Part Time Employee for Office - BOD discussed hiring part time employee when Judy is out.

**Motion:** A motion was made and properly seconded to hire Flo Fagan as part time employee when Judy is out. **The motion carried.**

8. Budget Meeting - BOD agreed to have budget meeting after July 9 regular meeting.
9. Dumpsters - BOD discussed that moving dumpster area would cost too much.

**Adjournment:** There being no further business or announcements President Vickie McKee adjourned the meeting at 7:22 PM

Next Scheduled Regular Meeting: July 9, 2018 @ 6:00 pm.

Respectfully Submitted,  
Charlie Smith  
Secretary / Treasurer