

Park Charles South HOA – Minutes of August 8, 2023

Meeting called to order at 6:33 PM - Meeting held at Spencer Library, Room 212

Board attendees: Diane Distl, Pam Cherie, Katie Wilde, Michelle McCullough, Theresa Leland, Jerry Arrendale

Homeowners in attendance: Mike Morgan, Jack Rice (Eagle Scout) and two parents

President's Report

- Katie motioned to call the meeting to order. Pam seconded. Motion passed.
- Jack gave us an update on his project of building a small bridge on the edge of Lake Weatherby. The entire project has been fully funded by donations except around \$200 needed for food for the builders. Katie made a motion that we donate \$200 to the Eagle Scout project. Jerry seconded the motion. Motion passed. Jack requested that we call DigRite to make sure the area is clear of any underground cables or lines. Mike/Jerry will take care of it. Jack will schedule a geologist to perform a soil test for the project. The bridge will be built sometime between mid September and October.
- July Meeting Minutes were sent to board members for review. Katie motioned to approve the minutes and Pam seconded. Motion passed.

Treasurer's Report

- Pam went over the July Treasurer's Report.
- Jerry made a motion to approve the Treasurer's Report. Katie seconded. Motion passed.

Grounds and Maintenance

- There is a large tree down on Elkhart Lake Rd. near the common grounds and it is lying over a resident's fence. Brandt was going to take a look at it. Mike recommended that an insurance agent come out, as well. We need to get a couple of bids to have it taken down by professionals.
- We have a bid from Putnam for taking down three trees on the common ground behind residents on Great Lakes Dr. Brandt recommended that we get another bid.
- Two bags of Bentonite were poured around the drain on Lake Pershing to help with some leakage.
- Storms again caused a myriad of limbs to come down around the lakes. Two piles of limbs were burned. There are three more burn piles to take care of.
- Had a report from a homeowner on Newberry that another homeowner had piled limbs behind a fence on the common ground. Mike visited the homeowner and they agreed to remove it, which they did.
- Sprayed all the median edges for noxious weeds and continue to spray various areas around the lakes for poison oak/ivy and honeysuckle.
- Recovered over 30 paver blocks from the runoff ditch on Lake Superior that had been washed away.

- A resident on Lake Charles had to move the new fence they had erected because St. Charles County sent them a notice that it was too close to the road.
- Put a “No Dumping” sign on the common ground by Lake Superior because someone kept dumping their limbs there.
- We are to let Jerry know if there are any additional things that need to be done on the common areas or landscaping.
- 54 hours of volunteer work for the month of July.

ACC

- No approvals needed for the month of July.
- Diane recommended that some sort of newsletter be sent to residents annually. It might include information about when permits are needed for fences, small sheds, etc. I might be a good idea to also send out a schedule for the year. Further discussion is needed.

Social Events

- National Night Out on August 1 was OK. Not too many people came to the event. Hopefully, next year we can put more signs up in advance.
- Food Truck Night was well attended.
- Fall Garage Sale is September 16 starting at 7 a.m.
- Fishing Derby is September 23.
- Jerry will let us know a good date for the Fall Work Day.
- Katie suggested that we offer a Movie Night this Fall. We would need to purchase a blow-up screen and a projector. This would run around \$250. Further discussion is needed.

Bylaws/Covenants

- No news to report.

New Business

- Mike got more information on a possible shed. He spoke with the Tough Shed company. He received a bid for the following sheds: 8 X16 (\$5000) and 10 x 16 (\$6000). They come with a floor but would need to have some gravel beneath. It would be placed along side the existing shed. Further discussion is needed.

Katie made a motion to close the meeting. Seconded by Jerry. Motion passed.
Meeting adjourned at 7:50 PM.

Theresa Leland