

DATE: 11/20/25

TIME: Meeting called to order at 6:33 pm by Dave Foss.

Meeting Location: Kim's garage

In Attendance: Kim Cunningham (Treasurer, Board Member), Dave Foss (President, Board Member) Jen Ciano, (Secretary, non-board member) William Lowenstein (non-board member), Candy Reno (Non-board Member -Event Coordinator), Bob Reno (Board Member, Lance Holecz (Landscaping & Shoreline, Board Member), Gary Kingery (present for request of addition)

Absent: Philip Burton (non-board member), Jerry Sturm (Vice-President, Board Member)

Meeting Purpose: Board Monthly Meeting

Agenda Item:	Discussion Points:	Actions:
Treasurer's Report/ 2026 Budget	<ul style="list-style-type: none">• Dave and Kim presented the 2026 budget• They showed the comparison between the actual of 2025 and what is reasonable to spend in 2026.• 2025 expenses, and 2026 budget plan on file with LEPOA.	<ul style="list-style-type: none">• Yes- Lance, Kim, Dave, Bob• No – (0), Jerry absent
New Account Opening	<ul style="list-style-type: none">• Board would like to open a new account to receive payments like Venmo.	<ul style="list-style-type: none">• Yes- Lance, Kim, Dave, Bob• No – (0), Jerry absent
Kingery property	<ul style="list-style-type: none">• Plans on file with LEPOA.	<ul style="list-style-type: none">• Yes- Lance, Kim, Dave, Bob• No – (0), Jerry absent
Septic System on Mucha property	<ul style="list-style-type: none">• Heidrick will be placing it on the property. It follows the LEPOA rules and regulations.	<ul style="list-style-type: none">• Yes- Lance, Kim, Dave, Bob• No – (0), Jerry absent
Survey	<ul style="list-style-type: none">• All files/ property plats are in from Krause.• We are waiting to hear from Steve Miller on the next steps for the title insurance.	
Liens & Fines discussed	<ul style="list-style-type: none">• Specific details on each property are on file with LEPOA.	
Covenants/Rules & Regulations	Changes to covenants: <ol style="list-style-type: none">1. Change to be able to proceed with fines and liens in a fair and timely manner.2. Possibility to remove Developer from the covenants and regulations, since the community is almost to capacity. Rules & Regulations: <ol style="list-style-type: none">3. HOA to be allowed to inspect properties during construction time.	<ol style="list-style-type: none">1.) Yes- Lance, Kim, Dave, Bob (4) No (0)2.) Yes- Lance, Kim, Dave, Bob (4) No (0)3.) Yes- Lance, Kim, Dave, Bob (4) No (0)
Events	<ul style="list-style-type: none">• 18 ladies participated in the craft day• December 13th will be the cookie exchange	<ul style="list-style-type: none">• Tentative dates are set for next year.
Lake survey	<ul style="list-style-type: none">• Last lake survey was done in 2016.	

	<ul style="list-style-type: none">• Bob lined up someone that will survey the lake, the fee will be \$2500.	
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Meeting Adjourned at 7:31 pm by Dave Foss. All were in favor. Typed and submitted by: Jennifer Ciano,
11/20/25.