

SSPOA Meeting Jan. 16, 2021. Edited copy

All Board members were present.

**Campground Actions:**

Discussion - Nonmember rental of a full service site. He is now a 20% owner of a lot. It will be documented that the years from 2017-2020 rules state that a property owner could rent a full service site as a partial owner.

Going forth: The split ownership of a lot will only be able to rent one site.

Action: A certified letter or a hand delivered one updating this rule will be delivered to nonmember.

Motion: Ed T. made the motion to grandfather person in for one year. Dave seconded the motion. Motion passed.

**Partial Service:**

Renting vacant sites to guests of owners: A special contract will be written to make available these sites to guest of owners on a temporary basis. They must pay half by the first of March. All agreed.

Betsy will work with Kayla to write this contract.

**Campground Electrical:**

Ed T. has one bid for \$10,000 to update the existing sites and a \$12,000 bid for the new sites.

Before any work is done the well will be checked as well as the sewer and lines.

**Campground Opening:**

Ed T. asked that we begin discussing when and if we open the Campground.

Clubhouse Siding: After discussion on which contractor to choose. Ed T. made the motion to except the bid from Tony's Lifetime Exteriors Inc. of St. Cloud for \$41,730. Larry seconded. Motion passed.

Ed H. will ask Kayla to notify the contractor . The contract will be evaluated before signing.

Fireplace repair: Ed H. suggested we have the outside of the fireplace reinked as was advised to do when the windows were installed.

Dave will contact a contractor that does this type of work.

Chimney : All agreed it should be removed before the siding is put on.

**Pine Island Dock:**

After discussing the condition of the landing, it was decided that more information was needed. Dave will continue to get more information from owners who use the landing.

Tractor: After discussion of the need for a tractor all agreed that if the old one could be fixed if the cost were not prohibited . All agreed if the tractor is not fixed, we will ask Paul Drake to pile the brush when needed throughout the 2021 season.

**Collection Agency Contract:**

Springer Collection have sold their business to Mid-West Resale Specialists and needs a new contract with SSPOA.

Ed H. made the suggestion that we ask Joe our lawyer, if he would be interested in helping us by sending letters to the non-compliant owners.

Ed H. offered to contact Joe and provide him a list of owners who are in arrears . All agreed . Ed will report back to the Board the costs and etc.

Decision on this is pending.  
Arlene will ask Kayla to hold the contract.

**Interest and Penalties:**

These have been forgiven when owners are trying to pay delinquent dues in the past through a payment plan with SSPOA.

If owners dues need to go to collections, all Board members agreed the owner should be charged for interest and penalties.

**Litigations:**

Ed H. updated us on the noncompliant member cases:

**Community Center:**

Architects from Hytec of Trainers advised Ed H. Dave and Betsy that the building was not a viable remodeling project. The tile is asbestos which would be costly to remove. Discussion was that maybe the building could be used for storage by owners. Research will be done through the Newsletter if owners would want to use it. Decision pending. Larry suggested the Picnic Shelter be removed.

**Clubhouse Remodeling:**

The architects discussed possible improvements for the clubhouse with Ed H. and Dave. More discussion will take place before any decisions are made. These decisions can be placed on the five year plan.

**SSPOA Survey:** Betsy asked if the Board wanted to continue this project, which Pam started last fall. All agreed that it would be a very helpful tool, as we move forward in making decisions for Sylvan Shores.

**Rain Garden:** Joanne reported that Scot, of Youngbauer Landscaping advised that because of the upkeep of a rain garden is difficult that most people are removing them. He said if the plants were removed it would still clean the run-off from the parking lot. Todd County was contacted. The grant SSPOA had to put in the garden has run out two years ago. They are not advising rain gardens any longer. Joanne will contact Scot for a bid.

Next meeting will be January 31st at 9:00.

Sec'y Joanne Folkert

Thanks Betsy and EdT. Joanne