

## Publication of Board Notes and Meeting Minutes for Spring term 2018

### The annual spring public meeting was held on 24 Feb 2018.

- There was a lengthy discussion regarding the idea to install a playground at the pool park
  - Numerous owners rose to speak about the issue
  - Surprisingly the issue was contentious
  - Appearance is that a majority of resident favor the idea
  - There was opposition raised by some that are approximately summarized as follows:
    - Liability is too great
    - Park will attract teenagers and become a drug and sex location
    - Cost to install is prohibitive
      - Cost to maintain will attach
    - Alternative playgrounds owned by the city are nearby
  - A motion was made by Cortland Carrington to form a playground commission to study the issue. The motion was seconded by Robin Rupp
    - Cortland asked is there were any volunteers to form the committee
    - Five volunteers were selected for this committee
    - Committee was authorized to conduct a survey of owners, to determine scope, size, location and all other facets of proposals(s) regarding the installation of a playground at the pool park
  - Lawn mowing contract awarded to East Side Lawn care. Unanimous vote yes
  - Contract for bath house cleaning awarded to Julie Tobin. Unanimous vote yes
  - Contract for pool maintenance awarded to Indiana Pools and Spas, Unanimous vote yes
  - Update on entrance sign grant
  - Update on post office delivery issues

### Director Business Meeting on 4/15/2018

- Discussed need for capital improvement loan from German American to provide consistent surplus operating funds for pool operation & maintenance
  - This loan will allow targeted improvement of the community pool, as well as a cash reserve for operation of the pool
    - Terms of loan are \$25,488 five months under fixed interest of 6.25%, then converting to 1 year fixed at 6.25%. Then converting to 1 year adjustable st WSJ prime rate plus 1.5%
    - Loan to be extinguished in 3 years
    - Payment of interest only for first five months, then \$4248 semiannually on 20 January 2019 with accrued interest, and on July 20 2019, and continuing thereafter in same manner and form until extinguished
  - John Arnold made recommendation to accept the loan proposal as read, and as stated in the Commitment Letter dated 11 April 2018 from German American. That document is attached to this publication for reference and is incorporated into these board notes for publication

- Cortland Carrington seconded the proposal to accept the loan terms as read and attached in the Commitment letter
- Robin Rupp abstained from the vote
- The loan is accepted and approved by a majority of the Board of Directors
  - John Arnold is directed to proceed with and act as the principal as necessary to close the loan and secure funds
- Discussed the lower pond wooden retaining wall
  - Wall is original, and slowly decaying
  - Will cut off rebar to prevent immediate injury hazard
  - Short term fix:
    - Need to create a physical barrier on that bank to prevent persons from accessing the area immediately around this site and or standing on wall.
    - Barrier needed to stop basket balls from rolling down into pond
    - Pond bank and soils are not ideal for grass, roots too shallow to stabilize bank
    - Recommended soil stabilizing bushes for habitat and physical barrier
  - Long term fix, deferred at this time
    - Replace timbers
      - Will require pond pump out and earth work.
- Installed aquatic weed control measures and removed some trash from ponds

Certification of notes and minutes:

John Arnold, \_\_\_\_\_  
President and treasurer

Robin Rupp, \_\_\_\_\_  
Vice President

Cortland Carrington, *//////Cortland V Carrington III//////*  
Secretary