

RAINTREE LAKE PROPERTY OWNERS ASSOCIATION

Work Session

4/25/2017

7:00pm

In attendance: Jeff Sowinski, Matthew Marshall, Brian Williams, Cindy Lyon, Mark Spencer, Alan VanDeusen, Sharon McCann, and Jess Hartter. Absent: Craig Eaton. Rachelle Vandiver was also in attendance.

WORK SESSION:

1. Bev Evans-Neighborhood Network App

A. Mobile app -

- a) includes everything we have on the website in an app
- b) can send out special alerts to residents
- c) calendar
- d) shoreline
- e) Consensus of the board is we have enough avenues to communicate and do not need another.

2. Social Media Committee

A. \$108.00 request to get microphones, tripod and wide angle lens for Facebook live.

- a) consider just the board meeting, skip the open forum
- b) It's an open forum
- c) Red flags
 - i. Concern about residents talking at the meeting being made widely available
 - ii. Re-recording potential
 - iii. Non-Resident access
 - iv. Tough Meetings
 - v. Out of context
 - vi. Keyboard warriors
 - vii. Discussion of contracts
- d) Jeff what do we need to do to get a trial run
- e) Rachelle will research legal issues with FB Live
- f) Non Residents will be cleaned up on page

B. Matthew, resident vendor list is information provided by the residents. Not maintained by the office. When the office recommends a vendor they should recommend three contractors or none at all.

3. Boat trailer sticker requirement for parking

A. Table need lake committee minutes

4. Adult Activities

A. Cindy – budget was for 4 adult pizza parties

- a) Last year numbers 200, 250, decreasing

- b) April was only 138 – 140
- c) Can she change from Pizza Parties - Yes
- d) Wants to do a BBQ cook off with DJ, but not a competition
 - i. Street Dance
 - ii. Needs to be moved away from the pool possibly (if during pool season) needs porta potties
 - iii. Potties and wash stands \$75 each
- e) Boat Pizza Party in June will stay
- f) Sticking with Luau
- g) Oktoberfest was a dud
- h) American Royal BBQ contest is labor day

5.Pool Rules

- A. Change to “incontinent swimmers” should wear a swim diaper from “children”.
- B. Pool committee to bring recommendation
- C. Vote at next board meeting.

6.Rule for throwing rocks into lake

- A. Jess – Need some PSA about throwing rocks into lake
- B. Sharon – sound off about throwing rocks into the lake
- C. Rachelle – add something to the front page.
- D. Megan – will post on Facebook
- E. Jeff – Have employees keep an eye out and educate

7.Boat Parking lot proposal review

- A. Concern by resident that the vendor should not be paid
- B. Alan – rope it off longer
- C. Jeff – Contact vendor to patch one area
- D. Pay them
- E. In the future follow directions

8.Courtesy Dock/Swim Dock move

- A. Move the courtesy dock deeper in the cove to other side of the rock slide.
Directed staff to move.
- B. Swim dock swap will not happen assuming scheduled replacement in 2 years

9.ARB Roof Application

- A. Vote next board meeting
- B. Member requesting needs to be present

10.Notebook information review

- A. Rachelle Reviewed the Notebook given to new board members
- B. Recreation and utility vehicle ordinance – City Lees Summit altered law that is different than RLPOA covenants
 - a) Resident was cited for recent change to violation requiring offshoot or 3rd car garage
- C. County owns bridge over spillway on Raintree Pkwy
 - a) Bridge will need to be replaced soon

D. Cheddington

- a) Dry basin – storm drains collect and overflow runs down our common ground and causes erosion
- b) City will take it over if its underground and built to their standard
 - i. Requesting city do engineering to their standard
 - ii. Budgeted for engineering not for install
- c) Development on 150 corridor
 - i. Future developments must meet sustainability points.
 - ii. Development by Aldersgate didn't properly request rezoning.
 - iii. Christie Development/Casey Site – we have \$7,500 for monument and siltation
 - 1. 5,000 Monument reserve
 - 2. 2,500 Siltation reserve
 - 3. Corner of Regatta and 150
- d) Siltation Loan
 - i. easement to maintain silt basin that's not our property
 - ii. Kept as insurance on what they owe if we're asked to maintain
- e) Rachelle keeps legal opinions we've paid for in case we're faced with a decision we can review prior opinions first

Adjournment: Sharon made a motion to adjourn, seconded by Jess. Unanimous. 9:19pm