

**Special Meeting of the LAPOA Board of Directors
September 4, 2021**

The meeting was called to order by President Tom Rozycki at 9:00 a.m.

Attendance: All board members attended except for Dave Johnston and Carolyn Wright who were excused. Trisha Fowler notified the board via email on August 9, 2021 that she was resigning from the board. Contractors were excused. Association member Scott Bicknell made a point of order that our bylaws do not distinguish between being absent and excused from board meetings. (Although this is true, it has been our continuous practice to report such information and members may be removed from the board if they fail to attend 50% of the meetings.)

Combination of lots by county: Ron Race Jr. reported that historically Mary Sanders, the Hayes Township Supervisor/Assessor was willing to combine lots that were adjacent whether on the same street or not. Now it appears that she is willing to combine some lots but not others. Member Ken Crittenden recounted his recent experiences with Ms. Sanders when he requested lot combination. Ken reported that his request was denied but he never received any written response. It appears there is no consistency in the decisions. After discussion, Judy Race moved that on behalf of our Association, President Tom Rozycki and Building Control Chairperson Ron Race Jr. meet with Mary Sanders to discuss the practice of combining lots; and they provide her with the board's written recommendation that the combination of contiguous lots be allowed and that they be done in a consistent manner. Dan Burroughs seconded the motion and it passed unanimously. Judy explained that when the county does combine lots, the underlying documents show the original lot numbers and that LAPOA continues to bill them as separate entities.

-At our last board meeting, the board found a member couple in violation of our building regulations and gave them 30 days to comply. They are still trying to comply by having their lots combined. Ron Race Jr. moved to give the owners, (Sandberg-Warner) an additional 60 days so that the lot combination issue can be resolved. Paul Cutting seconded the motion. The motion carried with one abstention.

-Scott Bicknell suggested that the bylaws be amended by adding "as originally platted" so there is no question in anyone's mind that combined lots are treated as multiple lots. Judy and Ron though this was already explicit, but will check.

Amerigas Propane pricing: Ron Race Sr. reported he doesn't expect to need board action on this. He reported that historically Amerigas supplied us with a negotiated price lock-in letter each July. This year they supplied us with a condo association document with a price of \$2.09 that did not address prices for properties that are off the lines or the meter fee. Amerigas said their price was 1 cent below their cost. When that document was refused, Amerigas agreed to a rate of \$1.99. That rate is still far above the rates that were quoted by other local suppliers. Ron has requested a copy of the propane lease and is still negotiating with Amerigas. Jeff Kennedy reported that natural gas has come to the Manuka Lake neighborhood and questioned whether that is a possibility here. Amerigas owns the pipes under our roads and has deeded easements. Paul Cutting moved to table the subject until our October meeting. Ron Race Sr. seconded the motion and it passed unanimously.

Adjournment: At 9:50 Paul Cutting moved to adjourn. Dan Burroughs seconded the motion and it passed unanimously.

Minutes submitted by Mary Davignon, LAPOA Secretary
Approved, October 2, 2021