

Christmas Lake Homeowner's Association Board

Meeting Minutes

Meeting date: May 11, 2021

Directors present:

Paul Cossette	Steve Midthun	Joe Shneider
Gregg Elliott	Roger Norberg	Ed Szalapski
Todd Erickson	Aaron Peterson	
Harley Feldman	Mary Shaw	

Directors absent:

Doug Punke

- The video call meeting was called to order by President Todd Erickson at 7:02 pm CT. Mary Shaw and Ed Szalapski joined the call late. Todd Erickson acknowledged a quorum was achieved and that the Board was meeting electronically as allowed under Article V, Section 8 of our bylaws.
- Todd Erickson noted that Steve Midthun is not running for the Board this year. Steve was thanked for his years of dedication and service to Homeowner's Association and the lake.
- Gregg Elliott moved to approve the draft minutes from March 8, 2021, Special Meeting of the Board. Harley Feldman seconded the motion. **Passed Unanimously**
- Discussion of the proposed amendments to the Bylaws:
 - The quorum for membership meetings was moved from 10% to 20%
 - The 3 member categories were retained, as was the proposed easement voting approach
 - The quorum was clarified to address the easement voting approach.
 - The 25% combined limit for Board members from the Associate Members and Friends of the Lake categories was retained
 - The Board will vote by email on the these resulting amendment changes
 - The Members will vote by email as well
- Reports from Standing Committees of the Board:
 - Budget Committee (Harley Feldman reporting)
 - Three approaches were discussed for managing our CLHA finances given the loss of funding from Minnehaha Creek Watershed District for our AIS program:
 - Growing the base of homeowners paying dues
 - Lowering expenses
 - Raising dues
 - The Board is focused on growing the base of homeowners paying dues.

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- Mary Shaw has committed to taking the lead on fundraising with a primary focus on the Christmas Lake Endowment
- We discussed that we need a prepared codicil for homeowners who want to will some portion of their estate to the Endowment.
- 2021 Annual Meeting
 - Todd Erickson reviewed the draft of the meeting agenda. Outside speakers include the Director of the National Loon Center and the Director of the Minnesota AIS Research Center
 - Paul Cossette moved to donate \$250 to the National Loon Center. Ed Szalapski seconded the motion. **Passed Unanimously**
 - Discussion around a similar donation to the UofM's Aquatic Invasive Species Research Center, which was tabled for further discussion after 2021 annual meeting
- Discussions with neighboring Cities
 - Todd Erickson provided an update of recent discussions with the City of Shorewood regarding an ordinance for improving water safety.
 - The Board asked Todd to craft a resolution of support for the City's proposed actions and we also plan to attend the City Council meeting when this is discussed.
 - The Board also recommended that we get our public landing camera operating and add additional surveillance cameras.
 - Todd Erickson provided an update of discussions with the City of Chanhassen regarding remediation of bank erosion on the Curry Farms Creek.
 - The City is starting to update their remediation plans and was looking for some financial commitment from the CLHA to help with the funding.
 - The City mentioned that the MCWD has decided not to participate financially on this effort.
 - The Board discussed our prior plans to participate financially and generally agreed to participate, but no motion was offered as to an amount as the overall project costs have not yet been estimated.
 - We agreed that there would be value in having the CLHA Board pass a resolution of financial support, with an amount to be defined later, that we could send to the City now to keep this effort moving. That resolution will be sent out to the Board via email.
- Other business

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- Roller/Groomer replacement
 - Steve Midthun updated the Board on the need for replacing the cross-county skiing roller/groomer
 - Roger Norberg moved that the CLHA authorize replacing the unit for \$3,700 plus tax. Gregg Elliott second the motion. **Passed Unanimously**
- Reports from Standing Committees of the Board (continued):
 - AIS Committee (Joe Shneider reporting)
 - Joe Shneider mentioned that Doug Punke is concerned about potential liability from the use of his trailer beyond ferrying boats from Merry Lane into and out of the lake.
 - Joe Shneider also mentioned a possible gift of a tri-toon trailer to the CLHA from Moorhouse Watersports in exchange for more business referrals for storage. Having a tri-toon trailer would reduce the number of commercial trailers entering the lake.
 - Events and Activities Committee (Gregg Elliott reporting)
 - Harley Feldman reported that the Memorial Day fun run/walk is scheduled, and we expect participation to be back to normal.
 - Gregg Elliott reported that the normal 4th of July activities are being planned, and the theme will be announced by the Committee.
- Joe Shneider moved to adjourn the meeting. Harley Feldman and Gregg Elliott seconded the motion. **Passed Unanimously**
- The meeting was adjourned at 8:50 pm.

Respectfully submitted by:
Joe Shneider, Secretary

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