

Original

## SID COMMISSIONER MEETING

August 18th, 2025

approved minutes

Video of meeting posted on CVSID.org

North Golf Course @ 4pm

Call to order – roll call Susan Jett, David Nebel, Tony Stallsmith, Ron Page, Joe Kaiser absent

- a. Moment of silence
- b. Motion to approve agenda Susan Jett, 2<sup>nd</sup>, David Nebel with the of removing section e – duplicate, no discussion, carries
- c. Motion to approve minutes as presented for July 21st regular monthly meeting by Susan Jett, 2<sup>nd</sup> Ron Page, no discussion, carries
- d. Motion to approve minutes for July 29<sup>th</sup> special meeting by Susan Jett, 2<sup>nd</sup> David Nebel, no discussion, carries

Property Owner discussion: (held to 3 minutes)

David Gruger, taxes, assessments

Paul Huensech, reminds Mr Gruger that county does all the billing

GM Update:

- a. Papoose Park bench installation - All were reminded that the GM and Chairman were at Courthouse for dock trail. Ron Page stated he is supporting Miss Moore, benches will be stored in his garage. Rhonda will get the installaion sheet to GM. Ron Page is asking for SID and Community volunteers to move and install benches. Ron Page states that SID will do all the work at SID's expense, makes a motion for SID to install, no second, no discussion. Susan Jett and Tony Stallsmith stated he would do research for correct information.
- b. Financials are up to date on website through May, current on table. GM asks all if there are questions to please call the office.
- c. North Course update: CVSID has engaged assistance with repairs to North course due to flooding and other issues. They were to begin today.
- d. Parker/Southard Lawsuit, the judge's decision allows SID to enforce Lake rules but allows docks to stay at current location. Suggestion that we include some verbiage in new by laws.
- e. ~~Papoose Park bench update~~
- f. Roof bids – Tbird lower, repair at Omaha and South Course Two companies have submitted. Several questions from David Nebel, Ron Page – motion to have a special meeting 8/25 at 4 pm NGC, to review bids by Ron Page, 2<sup>nd</sup> David Nebel, no more discussion, carries. Betsy will get warranty information clarification from Roofs, Roofs, Roofs.

Chairman Statement: wants to add to bylaws that if groups other than SID conduct business on lakes that SID be made aware so that Lake Safety can be involved. Wants buoys' reset, several are out. He has been told there is a leak at Thunderbird, Betsy is aware, when pool closes it is on the list to look into.

Old Business:

- a. David Ladd, Waste Connections, appraisals from Goings are in. David Nebel made a motion to add this to special meeting on the 25<sup>th</sup>, 2<sup>nd</sup> Susan Jett, no further discussion, carries.
- b. Irrigation letter update – Letter from attorney, ready to go. David Nebel and Susan Jett agreed, Tony Stallsmith NO, Ron Page abstained, carries, letter from lawyer will go out.
- c. Quit Deed approval – 274-00383-000 Homestead Title & Closing Quit Claim: Ron Page says yes, David Nebel says yes. Do we need to review each request?
- d. Bylaws update from attorney's email, overwhelmed by volume of information submitted, they will get back with us for September meeting.

New business:

- a. Betsy has printed the rules to be considered for bylaws and offers to commissioners to review. Read a letter from Lucinda McDaniel's about the work of the Lake Committee to be considered in its entirety for the By Laws. She thanked the commissioners for their work

Commissioner comments: Susan Jett read a cut and pasted Facebook post from Dave Gruger with rebuttals at numerous places where Mr. Gruger has incomplete, misleading or incorrect information. No other Commissioners had comments

Property Owners comment (held to 3 minutes)

Dave Gruger (E Lakeshore) says Susan Jett is wrong

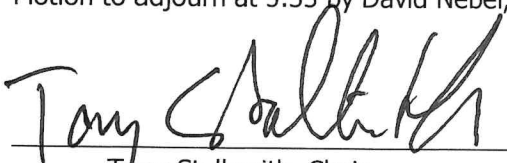
Brent Hunstead wants to know if the rules and regulations will be easy to change

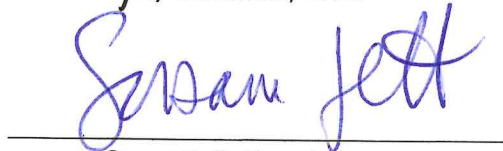
Jan (Wabash) thanks us for the work we are doing

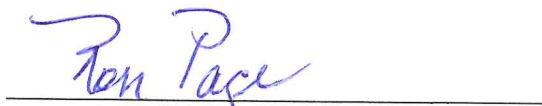
Craig McCoy wants to know if Turtle Boxes will be part of Dock moving forward

Executive Session none

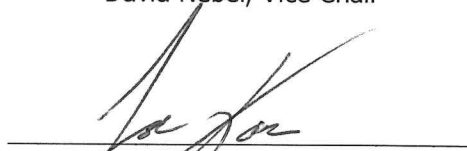
Motion to adjourn at 5:33 by David Nebel, 2<sup>nd</sup> Ron Page no discussion, carries

  
Tony Stallsmith, Chair

  
Susan Jett, Secretary

  
Ron Page, At Large

  
David Nebel, Vice Chair

  
Joe Kaiser, At Large