BOARD OF DIRECTORS MEETING MINUTES
June 9, 2026

The regular meeting of the Lake Elbo Board was held on June 9, 2026, in the Clubhouse. The meeting was called to order by President, Jeff Pishny.

IN ATTENDANCE:

Jeff Pishny - President
Kyle Gordon – Vice President
Brent McKeeman - Treasurer
Lori Moses – Secretary
Karen Van Vleet
RJ Whitlock
Jim Lund
Joel Force

GUESTS IN ATTENDANCE:

Kathy Kitterman
Dean Van Vleet
Haley Gordon
Emily Kinser
Kelly Briggs
Jennifer Pishny
Chad and Anna Hoepner
Carol Thornburrow
Russ Briggs
Randy Hattesohl
Rita Brychta
Doug VonFeldt
Alan and Gianetta Skidmore
Cody Liming
Aaron and Traci Lewis
Amanda McKeeman
Zach and Rosa Bottenberg
Rob Gordon
Wendy Matthews
Sandy Denning
Eric Miller

Minutes of the May 12, 2026 meeting were read by Lori Moses. Brent made a motion to accept the minutes as read. Kyle seconded. Motion carried 7/0

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Brent read the Treasurer's Report. Lori made a motion to file the report for audit.

Brent had a few things to report/discuss.

1. There is a new membership that has not been in contact with any member on the board and we are needing a completed application.
2. He has talked to Lisa, our accountant, in regard to our taxes. We have not seen them yet as they have filed an extension.
3. Reminder that the 2nd half of the dues are due June 15, 2026.
4. It is time to renew our Line of Credit at Commerce. Brent made a motion to renew the existing $50,000 Line of Credit at Commerce Bank. Karen seconded. Motion 5/2
5. Brent made a motion to make an internal transfer of $10,000 from general fund to money market road fund. Jim seconded. Motion carried 7/0

Welcome New Guest:

Kathy Kitterman read a letter on behalf of Sandy Denney to thank those that come to her house for all of their help to remove a large limb that was hanging from one of her trees. Kathy talked about Sandy needing a dumpster to tear down an existing shed that is falling apart. She asked the membership for donations to rent one. Those interested in doing so, please contact Kathy.

EXECUTIVE SESSION:

An executive session took place at 6:53 PM.

OLD BUSINESS:

After the executive session was over, the regular board meeting began at 7:22 PM.

Recap of BBQ Shoot:

Brent reported that we made a profit of $319.

Update of Lake Water Condition (North Channel):

Barley straw bags have been installed along the swimming area as well as the long dock.

Russ Briggs talked about the shoreline around the Thornburrow residence located at 5749 Grannagan Point and how it has eroded around 2-3' and fallen into the lake. He suggests installation of rip rap in the fall. This was tabled until the September/October meeting.

Update on Dredge Liquidation:

No update at this time.

July 4th Celebration:

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Kyle Gordon reported that there is still old merchandise that needs sold. This will be available for sale at the entryway "donation bucket" area. We will have new shirts available for sale as well.

Anna Hoepner asked Jeff about possibly diverting traffic to go one-way on the roads. After some discussion, it seems almost impossible to enforce this. It was recommended that members having guests, to please ask them to park on one side of the road rather than both sides.

Joel asked about Morgan Craig setting up a canopy tent around the clubhouse area to sell jewelry, etc. The board stated that there is need to take action and that she is welcome to do so.

Playground Equipment:

Joel has received a quote from Little Tikes, in the amount of $865.06, for the parts, and shipping, needed to repair the playground equipment. The board did receive $295 that was raised at a fundraiser in 2025. Brent made a motion to pay the difference of approximately $570.06 for this equipment repair. Karen seconded. Motion carried 7/0

NEW BUSINESS:

New Tires for the Salt Truck:

Dean Van Vleet submitted to the board paperwork for the purchase of new tires for the salt truck. Joel made a motion to purchase new tires for the salt truck. Kyle seconded. Motion carried 7/0

Schedule Insurance Review:

This has been scheduled for June 16, 2026, at 6:30 PM. This will be a special meeting in which minutes will be taken and other membership is welcome to attend.

Doug VonFeldt encouraged the board to get 3 bids each year.

Building Permit (Eric Miller):

Eric Miller presented a membership application for the purchase of the old Ira Haynes residence located at 5720 Elbo View Drive. Brent made a motion to approve said membership. Jim seconded. Motion carried 7/0

Address Members:

Robert Reagan proposed to the board to create a committee to be formed for a small audit review by various members. Doug VonFeldt volunteered to steer this committee. Jeff asked Doug for a draft of what their intent is and what would be involved. Doug will provide a scope of said committee in which he will present at the next meeting and possibly sooner if need be.

Letter to Bayer Construction:

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Discussion pursued about the need to write a letter to the Pottawatomie County Planning and Zoning Board of Directors stating that the Lake Elbo board is in support of a limestone quarry north of Lake Elbo being conducted by Bayer Construction Company. Kyle made a motion to contact the Lake Elbo attorney to compose a letter of support to the Pottawatomie County Planning and Zoning Board of Directors. Jim seconded. Motion carried 7/0

Members present at the meeting were informed that the dam on the pond up north that Bayer Construction will be building will not be wide enough to use as a walkway/trail.

OTHER BUSINESS:

Jeff asked about the pop machine. Joel reported that in a 6-week span, they sold 43 sodas. He said that for no more than what they profit, they will not be giving a kickback to the lake as it isn't worth their time or effort. He mentioned they were asked for one to be installed by the membership and if said kickback is expected, he can remove the pop machine. It was decided for him to keep it at the clubhouse.

Russ inquired about a Foundation being formed. After some discussion, it was recommended that he, or someone, reach out to Vern Henricks with Greater Manhattan Community Foundation. Vern would be willing to come to a meeting to give a presentation if needed. This was tabled for the July meeting.

Rita Brychta mentioned that the tennis court net needs a new cable. She presented to the board a list of parts needed with an estimated cost of less than $150. Kyle made a motion to purchase the parts for less than $150. Brent seconded. Motion carried 7/0. Jeff asked for permission the use the credit card to purchase said items. This was approved by all board members present.

Kent Yeager thanked the board for the barley straw.

Kent Yeager would like to invite some co-workers to his residence for the Lake Elbo July 4th celebration and would like to donate $100 for said guests. He will be making cards in honor of them, which they will receive in advance, in order to keep them from feeling uncomfortable or pressured to donate as they enter.

Wendy Matthews asked if she can watch marketplace for a new storage bench for up by the tennis courts. The board granted her permission to do so.

Zach Bottenberg asked if we want clover/weed removal. The board gave him permission to spray whatever is needed to control them and to get with Brent to get it bought.

Brent made a motion to adjourn the meeting at 8:11 PM. Karen seconded. Motion carried 7/0

The next board meeting will be held July 14, 2026.

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