

# 2021 ILPOA Board Candidates Questionnaire

## Personal Background & Community Involvement:

- What skills/work history do you have that would be beneficial to the ILPOA Board and community?

Worked in banking and investment fields for 25 years. Co-owner of contracting company until semi-retirement.

- Have you been or are currently a member of any ILPOA committees or clubs?

Current member of ILPOA Board of Directors. Current member with my wife of Booster Club.

- Given that communication is often difficult in a community this size, how would you get more people involved in making IHL better?

Make concerted drive to get accurate email addresses from as many owner/members as possible. Emphasize often that the website is one of the BEST official sources for accurate, timely information. (and encourage 2-way communication and payment transactions through the website)

## Problems Facing ILPOA:

### Overall:

- What would you say are the top five problems that need to be addressed by the Board and why?

1. Integrity of bridge and dam is paramount for all members (Has been addressed). 2. Maintaining a clean, healthy lake is critical to homeowners, boaters, fishermen (Is currently being evaluated for solutions). 3. Roads are the next important asset of the community (Maintenance Dept. works very hard to maintain but needs newer reliable equipment). 4. Encourage positive results for warranty deed voting changes and some special assessments could help fund the above problems. 5. Nuisance properties and their owners or renters cause negative economic and emotional effects on immediate neighbors and values.

### Infrastructure:

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- Do you believe the community has infrastructure issues? Please explain.

The bridge has finally met the end of its' useful life. The lake water quality and structural base of our roads are nearing the end of their useful lives with only bandaids applied. Proper maintenance and upgrades should be made so that they will not become like a neglected water utility that needed shocking rate increases.

- Do you support a long-term assessment to address the condition of roads in the community?

Longer-term assessments will be necessary for this most intensive investment. (Assessments would need to be relied upon less if dues structure could be revised via our Warranty Deed)

### Budget Funding:

- What do you think a fair amount is for annual dues in the community?

Doubling the dues would still be a good value compared with other lake communities in Missouri; That alone might improve 1 to 1-1/2 miles of roads per year, but still not totally address other issues like lake water quality, security needs or financial reserves.

- What ways do you believe the BOD or ILPOA could raise money for major expenses (i.e. lake, roads/maintenance, maintenance equipment, community improvements, etc)

Mandatory, but modest member- approved assessments could be supplemented with volunteer capital campaigns (Similar to funds raised voluntarily by the Booster Club)

- Do you support a change to the voting requirements of the Warranty Deed to address annual dues requirements (67% of all lot owners)? If yes, what do you think the voting requirement should be?

Yes. Change to 67% of those voting (with provision that half of lot owners have voted and no more than one assessment vote per year could occur).

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## Nuisance Properties:

- How do you think we should deal with the extreme nature of nuisance properties?

There are current members at the lake who would join forces to assist those who truly have needs by cleaning up, fixing up, clearing out those properties. Those owners who resist any assistance to clean up, and not willing to try, might be sued for detrimental effect on neighboring property values.


## Speeding:

- What is your solution to address the excessive speeding throughout the community?

Speed humps (not bumps) could be utilized in several "hot spots" around the lake. Dips (not potholes) could also be considered. They are inexpensive to create and inexpensive to re-fill.


## **Other Thoughts:**

- Other thoughts: leave this section for the candidate to state anything on their mind that was not on the questionnaire.

Working in concert with and for the many owners who are supportive of our governing documents (Warranty Deed, Rules and Regulations and Policies) is a joy. And those who are looking to make the community an even better place to live, work and recreate are priceless!
