

March 10, 2011

Minutes of Meeting of the Membership LAKE HARDING LEASEHOLDERS ASSOCIATION, INC.

A meeting of the membership of Lake Harding Leaseholders Association, Inc. was held on Thursday, March 10, 2011, at 7:00 PM at the Georgia Power Company Land Office Warehouse. There were approximately 150 in attendance.

President, Don Neal called the meeting to order.

Prior to the business meeting, Georgia Power's Land Department provided a great cookout for the membership. Mr. Neal expressed appreciation to the Land Department on behalf of the membership for providing a meeting location and the cookout for the group.

Keith Hill introduced Robin Gibson, Sara Jenkins, Ricky Stearns, Bill Glisson, Mike Barnett, Kym Partridge, Arnold Lindsey, Joey Slaughter and Richard Willis of the Land Department team. Mr. Hill noted that their Licensing expires in 2014. In 2009, their team began working on the re-licensing process. Tours were held of the Hydro Plant. Last year Georgia Power conducted studies on land use. You may learn more by visiting their website or speaking with one of the Georgia Power team. He mentioned that Blanton Creek Park, on the Georgia side would open on March 17 through Labor Day and encouraged everyone to visit. He also noted they had boxes of free tree seedlings available in boxes near the exit door.

David Hawkins has been doing studies on taxes with Harris County due to decreased property values.

Keith Hill pointed out that taxes are a direct pass through item for them. Georgia Power does not add any increase to the tax bills they send out. Georgia DOR bills Georgia Power for the taxes since they own the land and, in turn, Georgia Power passes along the appropriate tax bill to the Lease Holders. Alabama taxes come from the State of Alabama based on values set by the Lee County Chief Appraiser. The Georgia Department of Revenue (DOR) sets Georgia property values on the lake.

Mike Jones asked if there is an appeal process if leaseholders disagree with the tax value established for their property. Keith Hill stated that Georgia Power doesn't have this process, but annually review tax values. An independent appraiser came in this past year to reevaluate the lake properties and found the DOR values were not high.

Ronnie Harris of the Alabama DNR was introduced. He came forward and spoke concerning the fact that he would be officially retiring and there would be no replacement for him this summer. Alabama currently has a freeze in hiring, so if you need any assistance on the Alabama side you should call the Alabama State Trooper's office at 334-745-4651. When asked about rowdy campers on islands, he stated the Opelika Trooper's Post would need to be contacted for assistance.

Jeremy Bollen and Sgt. Bradford of the Georgia DNR were introduced. Jeremy noted that Randy Hackley had retired and their crew will also be short staffed this summer. Sgt. Bradford, who works the West Point Lake will be helping out when possible. Jeremy also noted there is a potential law in the works to change the BUI rating from .10 to .08 to match the DUI law. Alligators are still living on the lake mostly at the northern end of the lake like in Mountain Oak

Creek. It is against the law to kill them. You should leave them alone or call the DNR office if you have a problem with them. He noted they have two vacant slots they hope to fill soon to give them wider coverage on the lake.

Responding to a question about large floating logs and debris in the lake, Keith Hill noted that Georgia Power was not equipped for this type of cleaning. He stated they usually float on down toward the dam and get caught there. Usually in September they will bring in a large crane to lift out large items from the lake, i.e., logs, docks and sunken boats.

Sgt Bradford addressed the issue of a member's complaint regarding the dumping of raw sewage in the lake. He noted that State laws address this, but they had only received one complaint which had not given them enough information with which to follow up. In Georgia it is illegal to operate a boat with a galley, sleeping quarters or marine toilet. This includes sail boats, although the DNR doesn't generally enforce this restriction. Alabama laws are a little different. Porta Potties are legal to have on your boats, but it is not legal to dump the contents into the lake. Anyone seeing any violators should note the vessel's identification number and contact the DNR office. When asked where the Alabama and Georgia jurisdictions meet, he suggested we Google 'Earth' to identify Georgia jurisdiction.

When asked about the things that cause the DNR to stop a boater and what they would be looking for during a stop, he offered some of the more common things. He stated they would pull someone over for running at night without turning on their running lights. They also give tickets for excessive lights and for running your boat with the docking lights turned on. Georgia does not require a boating license, but they do require you to have your Driver's License or a government issued photo ID. It can be a copy. You must have your boat registration, a wearable, and in good condition, life jacket for each person on board, a throwable seat cushion, and a fire extinguisher. Jeremy noted the DNR has booklets available listing the Georgia Boating laws and he will drop off a supply at the Georgia Power Land Office. You can also go to Georgia DNR.com.

Copies of the Minutes of the Annual Membership meeting held March 4, 2010, had been distributed prior to the meeting. A motion was made to accept the minutes. It was seconded and approved.

Treasurer, Melanie Humphreys made available a financial report which showed a balance of \$16,265.45 as of December 31, 2010. She noted that 33 new memberships had brought in \$2,475.00 and Annual Membership Renewals of 157 people brought in another \$3,925.00. A motion to accept the Treasurer's Report was made, seconded and approved.

Don Neal noted that Boyd Giles was retiring from the Board and thanked him for his ten years of service. He asked for nominations from the floor. Joel Donovan was nominated to replace Boyd. Motion was seconded and approved.

Mr. Neal presented the nominees for new Board members commencing for the year 2011:

ALABAMA GEORGIA

Connie Stinson Mary Lynn Webb

Don Neal Melanie Humphreys

Janylle Koren Robert Archer

Jim Duncan Susan Tompkins

Joel Donovan Tommy McKenzie

Don Neal then presented the slate of officers to serve for 2011:

Don Neal, President
Susan Tompkins, Secretary
Melanie Humphreys, Treasurer

A motion was made, seconded and unanimously approved that the slate of nominees proposed by the Board be accepted.

Don Neal thanked Jim Duncan and Susan Tompkins for their work on the new directory and updated website.

Jay Syfrett requested donations for the Rumble on the River fireworks display. It was decided to be held on Sunday July 3 this year. Donations to fund the event should be payable to "Rumble on the River". Melanie Humphreys noted that last year's show cost \$15,000.00. A motion was made for \$5,000 to be donated for the fireworks. Motion was seconded and approved.

Joel Slocumb mentioned lights are out on the 'Cross'. Each year repairs cost approximately \$1,000 and it costs about \$1,000 per year to keep the Cross lit. A motion was made, seconded and unanimously adopted to donate \$2,000 for the Cross for 2011.

Tommy McKenzie stated that Two Tree Island needs shoring up each year from the wash. He noted that Scott Pinckard pays for church services on Sundays all summer. A motion was made to donate up to \$1,000 for supplies. Motion was seconded and approved.

Richard McKinney and Robert Johnson represented the Antioch Volunteer Fire Department (AVFD). They noted that our insurance ratings are based on Fire Department ratings. They are currently working on getting their rating level up to a 5, which will help decrease Home Owner's insurance premiums. They have been having first responders ride with DNR personnel to provide emergency assistance. They reminded everyone to check the fire extinguishers on their boats to insure they are still in working order and not out of date. Expired equipment can not be used. The AVFD currently has 15 bottles of self-contained breathing apparatus and they are about to expire. The cost for these is \$800 each. Harris County gives them \$24,000 each year. This is about 1/3 of their operating budget. Most funds come from FD fund raisers. A motion was made to give the AFVD \$2,400 to purchase three new bottles. Motion was seconded and approved.

Don Neal brought up the Beulah Volunteer Fire Department Company (BVFD) 11 Station. He stated that the BVFD receives more funding. He also reminded everyone that the VFD has a pump truck available for use in putting out fires around the lake. A motion was made to give the BVFD \$1,500. The motion was seconded and approved.

Kay McCall asked about our policy regarding emails. Don assured everyone we would only use our email database for notifying members of non-profit occasions and for reporting on things that have value to the lake and its residents. Anyone wanting to advertise 'for profit' information should contact Jim Duncan who owns and manages the 'www.lakeharding.com' website.

Ronnie Stahl pointed out that the dilapidated houses and broken down cars on lake lots adversely affects all of our property values. Joel Donovan has been working with Keith Hill on how to move forward with rectifying this issue. Keith pointed out that Georgia Power does not have control over deeded lots.

Some new 'No Wake' signs are needed around the lake. Jeremy Bollen stated that the DNR and Georgia Power would be having their annual meeting on March 14 and they will discuss possibly adding one for Two Tree Island.

Don Neal announced that the date for the Association BBQ was tentatively set for Thursday, September 16, 2011.

There being no further business to come before the meeting, the same was adjourned.

Respectfully submitted,
Susan Tompkins, Secretary
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