



# Schaefer Lake Newsletter

May 2022

[www.slloa.com](http://www.slloa.com)

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## Progress reported in dredging study

The Schaefer Lake Lot Owners Association board reports that it is making progress finalizing details for an estimated \$1.1 million dredging proposal in 2023. Dredging has been talked about for about six years.

In a presentation during the association's March 30 annual meeting, outgoing board vice president Brent Engel indicated that the board had been considering three properties near Schaefer Lake for spreading of silt that would be removed from the shallow, northern section of the lake through dredging.

The most recent property to be considered recently was deemed to not be viable due to characteristics of the property. That site would have required establishing berms 18 to 20 feet tall, which would have made it impossible for deposited silt to fully dry, Engel said.

That left two properties as viable sites to deposit dredged silt. Both are east of County Road 900 E and north of Duck Creek, which feeds into Schaefer Lake, and are outside the floodplain.

The SLLOA board has been in talks with these property owners to utilize their properties to deposit silt as part of a proposed dredging project. The silt would be pumped into berms on these properties, then leveled within a few years after the silt dried and the land could be returned to tillable property, as was done in 1989 when Schaefer Lake dredging was last done.

Utilizing nearby properties to deposit silt significantly reduces the cost of a dredging project, eliminating the need to truck materials elsewhere, which can double or triple the cost, Engel has said previously.

An estimated 115,000 to 125,000 cubic yards of silt – runoff from loam topsoil upstream along Duck Creek -- would have to be removed to establish Schaefer Lake depths of at least 5 to 6 feet, compared to some areas that are now as shallow as 1 foot deep. The area to be dredged would start at the shallow end of the lake at the County Road 900 East bridge toward the middle, in the vicinity of Bob and Sandy Gilliland's property and crossing the lake to Schuyler and Tracy Marks' property.

The SLLOA board has chosen Heartland Dredging of Whitestown as its preferred dredging partner. Heartland has offered the board a discounted rate of \$6.60 per cubic yard compared to an initial cost estimate of \$8.50 per cubic yard. A final rate per cubic yard would be set after all costs – including those affected by rising inflation rates -- are known, Engel said.

As things currently look, a one-time special assessment estimated at \$8,500 to \$10,000 per lot would be needed for dredging to start in spring 2023 and be completed within 5-6 months, according to the SLLOA board. By summer of 2023, most of the lake would be usable again for aquatic activities, Engel said.

The board is working to complete all necessary details – including a specific assessment cost and when payment would be due -- to put the dredging proposal to a formal vote by mid-year. Support from two-thirds of SLLOA households in good standing would be required for the project to go forward.

## 2 newcomers join board; 3 new officers

Two Schaefer Lake residents have joined the Schaefer Lake Lot Owners Association board, based on voting results from the 2022 annual meeting. Ben Coy and Schuyler Marks each garnered 43 of 45 votes cast by submitted proxy or in person at the March 30 annual meeting.

- Ben Coy and his wife Sarah moved to Schaefer Lake in September 2020. They live at 16022 E. Lakeshore Drive S.
- Schuyler Marks and his wife Tracy moved to Schaefer Lake in December 2020. They live at 16052 E. Lakeshore Drive S.

Three new officers were chosen during the board's April 6 reorganization meeting.

- Dean Parish was named president, succeeding Rob Dailey who completed the maximum two consecutive terms on the board.
- Schuyler Marks was named vice president, succeeding Brett Engel, who resigned after serving five straight years on the board – for a total of 11 years of service, including two earlier terms.
- Jen Hellmich was named treasurer, succeeding Rob Daly, who served on the board for four years including a little over a year as treasurer but did not seek re-election.

Scott Towsley continues as secretary for a third straight year. Rounding out the board are members Brad Anderson, Ken Miller and Ben Coy, who will oversee SLLOA facilities.

Two seats on the 9-member board remain open, with the new board welcoming candidates willing to step forward to serve. The time commitment tends to average 90 minutes a month. Interested board candidates are invited to contact board President Dean Parish by email at dean\_parkish@na.honda.com

Schaefer Lake lot owners are also being sought to serve on committees for the upcoming year. Volunteers are needed for all four committees: Social (welcoming, annual picnic and other events); facilities (lake maintenance); covenants (review of records); and dredging.

## Near unanimous vote for budget, dues

The 2022 fiscal year budget of \$161,100 in total expenses was approved by Schaefer Lake Lot Owners Association in a 44-1 vote.

With 45 people casting votes by proxy in advance or during the March 30 annual meeting, that number was short of the 52 votes required for a quorum. The budget did pass in a second vote the following night, when the quorum threshold drops in half.



The second financial matter to come up for a vote during the annual meeting was setting annual dues for a third straight year at \$1,000 per lot, which passed 41-4.

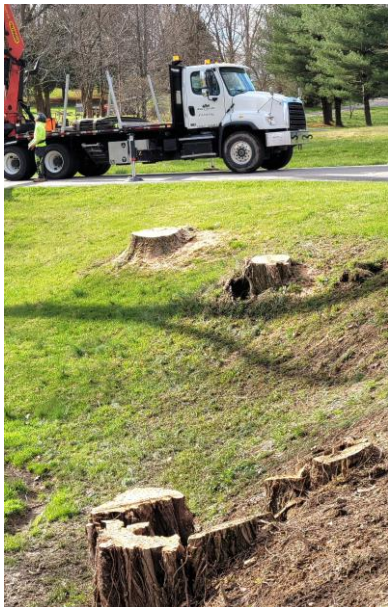
Dues must be paid by May 30 to avoid an 8% interest charge. A personal check for \$1,000 should be made payable to Schaefer Lake Lot Owners Association. Payment can be mailed with your completed 2022 watercraft registration form to Schaefer Lake LOA, PO Box 41, Hope, IN 47246, or it can be dropped off at the home of board treasurer Jen Hellmich, 16191 E. Lakeshore Drive N, Hope.

A watercraft registration form must be submitted each year so the SLLOA has a record of your boat or other watercraft being insured.

After annual dues are paid, lake residents will be issued a new key for the boat ramp, as the ramp lock is changed each year. Schaefer Lake watercraft stickers for the 2022 season will also be issued, although they were not available early enough to be handed out with the first batch of boat-ramp keys.



## Trees come down so highway safety can go up



Crews from Frank's Tree Care of Columbus spent April 6-7 removing eight trees at the southeast corner of County Road 500 North and E. Lakeshore Drive S to improve safety of the intersection.

The trees, at the edge of the David and Lisa Webster property, were removed at the request of the Websters.

Utilizing large trucks, a cherry-picker and a wood chipper required closing Lakeshore Drive most of the first day and 500 North much of the second day. The final of the eight trees removed at the request of the Bartholomew County Commissioners was a 100-foot Sycamore tree.

## **Minutes of recent board discussions, actions**

### **SLLOA Board Meeting**

8 p.m. Dec 14, 2021 8 p.m. via Zoom

**In attendance:** Rob Daly, Rob Dailey, Brent Engel, Dean Parish, Jen Hellmich, Scott Towsley and Ken Miller

November 2021 meeting minutes approved

Treasurer's report and financial update (Rob Daly)

Update on emergency spillway progress (Scott Towsley)

- It was brought up about the potential for someone to mistakenly drive onto the backside of the emergency spillway area. Should the board install signs to keep people off the emergency spillway? Scott to investigate the cost of signs for the emergency spillway.
- Burke Engineering is working on the as-built drawings post-construction of the emergency spillway. Upon reviewing the survey data, it appeared that the trigger notch in the new emergency spillway is not meeting the design print requirements. Burke Engineering has contacted Percival Excavating about returning to the site to make the necessary minor modifications. Scott Towsley will be working with Percival and Burke on the corrections.

Update on Dredging (Brent Engel)

- Jen Hellmich inquired about more neighboring property to lease for deposit of dredged material. Part of the acreage is under contract and not available. Owner has contacted Heartland to schedule a site visit to check feasibility of use. Board members to also attend site visit.

Welcome Committee (Dean Parish)

- Targeting distribution to all newcomers within the year. Welcome basket will consist of 4 coasters and 2 koozies, a current SLLOA directory, lake rules and regulations, bylaws, boat registration, and Indiana boat rule book

Dam Maintenance (Dean Parish)

- Need to repair one support pole on dock at ramp

Update Emergency Action Plan (Scott Towsley)

- Further updates needed for new board members, reconfirm with Scott that it now meets DNR expectations
- Publish newsletter

Action items updates:

- Bylaw and covenants committee (Brad Anderson)  
In the revision work to be done, need to add a statement about using the lake is at your own risk.

This will need legal review.

Need to look through plats at courthouse for covenants.

- Followup on LOA park, on hold for LLC.  
Make an action item to resolve a plan with Chuck Lovelace regarding long-term plan for the "park lot."

#### Annual meeting

- Rob Dailey will create a draft version of the annual meeting presentation, including annual budget.
- Board member whose terms are ending: Rob Dailey, Rob Daly and Brad Anderson
- Target date for annual meeting is March 23, 2022, the week after school spring break. Mailing materials would have to be sent out by Feb. 21, 2022

**Next meeting:** 8 p.m. Jan. 12 on Zoom

#### **SLLOA board meeting**

8 p.m. Jan. 12, 2022 via Zoom

**In Attendance:** Rob Dailey, Brent Engel, Dean Parish, Jen Hellmich, Scott Towsley, Brad Anderson

December 2021 meeting minutes approved

Treasurer's Report and financial update (Rob Dailey)

Update on emergency spillway progress (Scott Towsley)

- Burke Engineering, in reviewing the survey data of the emergency spillway, noticed that the critical feature of the pilot channel was roughly 3 inches lower than it should be. Burke has arranged with Percival Excavation to return to Schaefer Lake on Jan. 14 to add gravel up to the necessary pilot channel height. After this is verified with the surveyors who will also be on site, Burke can continue working on completion of the as-built drawings, then present the documentation to the Indiana DNR in first quarter of this year.

Update on Dredging (Brent Engel)

- SLLOA has set up a visit to a second neighboring property with Heartland Dredging to review the site as a potential silt deposit site. No additional conversation with other neighboring property owners has taken place since the last time.

Welcome Committee (Dean Parish)

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Dam Maintenance (Dean Parish)

- Need to repair one support pole on dock at ramp

Annual Tasks Due (from Task list)

Update Emergency Action Plan (Scott Towsley)

- Further updates needed for new board members, reconfirm with Scott that it now meets DNR expectations

Action items updates:

- Bylaw and covenants committee (Brad Anderson)

In the revision work to be done, need to add a statement about using the lake is at your own risk.

This will need legal review.

Need to look through plats at courthouse for covenants.

- Followup on LOA park, on hold for LLC.  
Make an action item to resolve a plan with Chuck Lovelace regarding long-term plan for the “park lot.”

#### Annual meeting

- Rob Dailey will create a draft version of the annual meeting presentation, including annual budget. Board will need to keep a little money in for the emergency spillways for Patriot and other expenses.
- Board member whose terms are ending: Rob Dailey, Rob Daly and Brad Anderson. Will reach out for potential new board members.
- Target date for annual meeting is March 30, with a backup date of March 31. Meeting notification mailing would have to be sent out to members 21 days in advance of the membership meeting.

**Next meeting:** 8 p.m. Feb. 15 on Zoom

#### **SLLOA board meeting**

8 p.m. Feb. 15, 2022 via Zoom

**In attendance:** Rob Daly, Rob Dailey, Brent Engel, Dean Parish, Jen Hellmich, Scott Towsley, Brad Anderson and Ken Miller

January 2022 meeting minutes approved

Treasurer’s report and financial update (Rob Daly)

- Two lots remain for outstanding dues in 2021. SLLOA has received one payment for 2022.
- Reviewed the 2021 actuals and 2022 proposed budget. All approved the proposed 2022 budget.

Update on emergency spillway progress (Scott Towsley)

- Burke Engineering, Land Surveyors and Percival Excavation returned Jan. 15 to fine-tune the pilot channel heights to meet the design intent. All correction work was completed on the emergency spillway. Project completion documentation was filed Feb. 15 with the Indiana DNR. Emergency Spillway project is complete. Final invoices should roll in from Burke during March.

Update on Dredging (Brent Engel)

- Met with neighboring property owner #2 in January to walk the property with Heartland Dredging to assess for possible silt deposit site. There is a lot of acreage, but it has a significant number of valleys that will increase the cost of building containment berms. Overall, the property can hold approximately 75,000 cubic yards, although it would require added cost for a high berm. The property owner is currently thinking over the cost of leasing the property to SLLOA.
- Heartland Dredging is estimating the capacity of yardage that can be put on another neighboring property. Next step: Meet with neighboring property owner #3 about using their property.  
Possible options are:  
Property #1 (75,000 cubic yards) + Property #2 (45,000 cubic yards)  
Property #1 (75,000 cubic yards) + Property #3 (45,000 cubic yards)

Welcome Committee (Dean Parish)

- Targeting distribution to all newcomers within first quarter of the year. Welcome basket will consist of 4 coasters and 2 koozies, a current SLLOA directory, lake rules and regulations, bylaws, boat registration, and Indiana boat rule book

#### Dam Maintenance (Dean Parish)

- Need to repair one support pole on dock at ramp

#### Annual Tasks Due (from Task list)

#### Update Emergency Action Plan (Scott Towsley)

- Further updates needed for new board members, reconfirm with Scott that it now meets DNR expectations

#### Action items updates:

- Bylaw and covenants committee (Brad Anderson)

In the revision work to be done, need to add a statement about using the lake is at your own risk.

This will need legal review.

Need to look through plats at courthouse for covenants.

- Followup on LOA park, on hold for LLC.

Make an action item to resolve a plan with Chuck Lovelace regarding long-term plan for the “park lot.”

#### Annual meeting

- Continue to work on 2022 budget and annual meeting prep. Board will need to keep reserve for Emergency Spillway for Patriot, etc.
- Board member whose terms are ending: Rob Dailey, Rob Daly and Brad Anderson. Will continue to reach out for potential new board members.
- Annual meeting set for 7 p.m. March 30, 2022 at Hawcreek Conservation Club. Backup date to be March 31. Annual meeting mailing for notification to members must be postmarked by March 4, or 21 days in advance of the meeting.
- Presenters: Rob Dailey, overall presentation; Brent Engel, dredging project; Scott Towsley, spillway project; Rob Daly, budget
- Two prospective board members nominated for open positions: Ben Coy, Schuyler Marks
- Jerrilou Cole has volunteered to help with the welcome committee starting in June 2022

**Next meeting:** 7 p.m. Wednesday, March 30 at Hawcreek Conservation Club

#### **SLLOA board meeting**

8 p.m. April 6, 2022

**In attendance:** Dean Parish, Ken Miller, Ben Coy, Jen Hellmich, Schuyler Marks, Scott Towsley

February 2022 meeting minutes approved

#### Election of officers and transition of SLLOA Board

- Bank account transition: Need to change the signers on German American Bank account. Rob Daly has contacted and initiated the transfer. Need the names of the new officers to be sent to the bank. Form was circulated via email to migrate the authorizers.
- New SLLOA officer selection: Dean Parish – president; Schuyler Marks – vice president; Jen Hellmich – treasurer; Scott Towsley – secretary; Ben Coy – facilities; Ken Miller – board member; Brad Anderson – board member; 2 open board positions.

SLLOA General Membership meeting

- Annual general membership meeting was held at 7 p.m. March 30, 2022 at the Hawcreek Conservation Club. At the time of the meeting, 102 of 104 lots were in good standing. 15 lots were present in-person at the meeting and 30 proxies were received via mail, bringing the total number of lots represented to 45. Lots required to meet quorum was  $102/2+1=52$  lots. The meeting did not meet quorum. The meeting progressed with presenting the minutes from the 2021 general membership meeting, updates on the finances of the LOA, emergency spillway project closeout, and an update on the dredging project.
- A second general membership meeting was held at 7 p.m. March 31, 2022 at the Hawcreek Conservation Club. Per the SLLOA bylaws, the requirements to meet quorum were reduced by half of the first meeting. Quorum requirements become  $52/2=26$ . 45 proxies were present at the meeting, therefore, quorum was met. The outcome of topics up for vote were: 2022 SLLOA Budget -- 44 yes votes, 1 no vote, approved; 2022 dues assessment of \$1,000/lot -- 41 yes votes, 4 no votes, approved; board member election votes; Ben Coy -- 43 yes votes, 2 no votes, elected; Schuyler Marks -- 43 yes votes, 2 no votes, elected.
  - 1) New lock for the boat ramp and keys are now available.
  - 2) Rob Dailey has contacted Prestige Printing to start printing the 2022 boat stickers. Color of the stickers will be lime green for 2022.
  - 3) Communicate the new board members to the SLLOA insurance (Dean)
  - 4) Register agency needs to be updated – CT Corporation (Dean)
  - 5) Website renewal – Board needs to update the credit card information for the website (Jen)
  - 6) Jen and Dean to have SLLOA storage room keys

#### Treasurer's Report and Financial Update (Jen)

- Review financials
- Invoices for annual dues need to be sent out. Target date for mailing invoices is April 11. Dues must be paid by May 30, 2022. The invoice mailing should contain the invoice, boat registration form and cover letter of general membership meeting
- Reconcile the lots from Rob Daly's Treasurer report; send the new lot list to Jen (Scott)
- SLLOA has received two checks for 2022 dues, which need to be deposited (Jen)

#### Update on dredging

- Thank you, Brent Engel and others, for all the efforts thus far on the dredging project. Scott to work with Brent on taking the point of contact with Heartland Dredging.
- Next steps: Critical path on dredging is the location of dumping the silt. We have a lease agreement prepared although not signed with one property owner whose property can accommodate about 60% of the targeted 125,000 cubic yards. Need to meet with second property owner on whether they are interested in being a deposit site also (Ken)
- Board decided on a proposal for Ken to take to second property owner. Ken also desires to have with him SLLOA's lease agreement. Board members to wordsmith current agreement via email.

#### Welcome Committee (Dean)

- Kim to reach out to Candy to prepare for distribution of welcome packets to new residents: Mark and Michaelanne Otwinowski (Carla Gross), William and Edna Tuttle (Maxine Chapple), Ben and Sarah Coy (Joe and Jaime Lewis), Schuyler and Tracy Marks (Dave and Susan Brown), Ken and Elizabeth Patton (Dianne Bock); Cameron and Jessica Poe (Caleb and Kimberlie Teltoe) and new residents (Mark and Karen Martin). Targeting distribution within first quarter. Dean to move material to Jen for distribution.
- Welcome basket will consist of 4 coasters and 2 cozies, a current SLLOA directory, lake rules and regulations, bylaws, boat registration, and Indiana boat rule book



### Dam Maintenance (Dean)

- Need to repair one support pole
- Ben Coy volunteered to take the Facilities Committee leadership. Dean will arrange lake treatment with Aquatic Control, then transfer responsibility to Ben. Ben to contact Jones Fish Hatchery regarding stocking of lake.

### Annual Tasks Due

- Update Emergency Action Plan -- further updates needed for new board members (Scott).

### Action Item Updates

- Bylaw and covenants committee -- In the revision work to be done, need to add a statement about using the lake is at your own risk, which will probably need legal review. Need to look through plats at courthouse for covenants. (Brad)
- Follow up on LOA park -- on hold for LLC. Make an action item to resolve a plan with Chuck Lovelace and long-term plan for the "park lot."

### Walk-ins

- A lot owner has asked if chickens are allowed to be raised in our community. This is covered in our lot covenants. The covenants state no chickens or livestock are allowed to be raised in the SLLOA community.

**Next meeting:** 8 p.m. May 4 at Jen's house

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## OFF THE DEEP END

.....*The lighter side of Lake living*



### Our leadership team

Members of the 2022-2023 Schaefer Lake Lot Owners Association board: Dean Parish, president; Schuyler Marks, vice president; Scott Towsley, secretary; Jen Helmich, treasurer; and Brad Anderson, Ken Miller and Ben Coy as members at large.

By Mike Champlin

### Helpful information links

**SLLOA website:** [sloa.com/](http://sloa.com/)

**The Republic daily newspaper in Columbus:** [therepublic.com](http://therepublic.com)

**Town of Hope, 404 Jackson St., Hope:** [Townofhope.org](http://Townofhope.org)

**HSJ (Hope Star Journal) Online:** [hsjonline.org/](http://hsjonline.org/)

**Community Center of Hope, 543 Washington St., Hope:** [communitycenterofhope.org/](http://communitycenterofhope.org/)

**Bartholomew County Public Library (635 Harrison St., Hope):** [mybcpl.org/home](http://mybcpl.org/home)

**Yellow Trail Museum, 644 Main St., Hope:** [yellowtrailmuseum.wixsite.com/yellowtrailmuseum](http://yellowtrailmuseum.wixsite.com/yellowtrailmuseum)

# Happy endings



**Above:** A weeping cherry tree covers antique farm implements in the front yard of Brian and Angie Stauben at 16422 E. Lakeshore Drive S. At left is a horse plow, with a hand-driven plow at right.

**Left:** Cows at play on Schaefer farm.



**Above:** Bill Lewis landed the first lunker of the season April 5, when he caught an estimated 4-pound largemouth bass off his shore – before Bill’s bass boat had even come out of storage for the season. Bill was using chunks of chicken on a large hook, trying to catch big channel catfish when he caught the bass.

**Left:** Tom Jekel landed a 5-pound bass April 28 using a 4-inch Triple Ripple grub. He was fishing along the shoreline in front of Frank and Lana Johns’ home on the lake’s southwest side – fishing with Bill in Bill’s boat.