

Lake Somerset Property Owners' Association

Regular Board of Directors Meeting Minutes

May 8th, 2025

Pledge of Allegiance: Cher-ray Bellingar led the Pledge of Allegiance.

Call to Order: Vice President Cher-ray Bellingar called the meeting to order at 7:00 PM.

Board Members Present:

- President – Dale Cousino
- Vice President – Cher-ray Bellingar
- Secretary – Nathan Taylor
- Building Control – Rick Meyer
- Security – Jeff Bennett
- Parks – Terry Taylor
- Roads – Brandon McClinchey

Board Members Absent:

- Water Quality – Don Tappan
- Treasurer – Scott Faulkner

Approval of Previous Minutes:

A motion was made by Cher-ray and seconded by Rick to approve the minutes from the previous meeting. The motion carried.

Officer Reports:

- **President – Dale Cousino:** Reported on the dam project; no firm start date yet. Noted that *“golf carts are not permitted to be on the dam.”*
- **Vice President – Cher-ray Bellingar:** Reminded attendees of the upcoming wine tasting event and the Summer Kickoff Party on June 7th.
- **Treasurer – Scott Faulkner:** A motion to approve the financial report was made by Cher-ray Bellingar and seconded by Brandon McClinchey. Motion carried.

- **Security – Jeff Bennett:** Reminded residents to remain vigilant and ensure the boat ramp gate is closed after use.
- **Building Control – Rick Meyer:** Addressed a dispute between neighbors over docks installed too close to each other due to lot shapes. The parties reached an agreement.

- A variance was requested for a shed. The board voted as follows:

- President – Dale Cousino (Approve)
- Vice President – Cher-ray Bellingar (Approve)
- Secretary – Nathan Taylor (Approve)
- Building Control – Rick Meyer (Disapprove)
- Security – Jeff Bennett (Approve)
- Parks – Terry Taylor (Disapprove)
- Roads – Brandon McClinchey (Disapprove)
- Water Quality – Don Tappan (No Vote)
- Treasurer – Scott Faulkner (No Vote)

With a 4 to 3 vote, the shed was approved.

- A variance was requested for a fence. The board voted as follows:

- President – Dale Cousino (Approve)
- Vice President – Cher-ray Bellingar (Approve)
- Secretary – Nathan Taylor (Approve)
- Building Control – Rick Meyer (Disapprove)
- Security – Jeff Bennett (Approve)
- Parks – Terry Taylor (Disapprove)
- Roads – Brandon McClinchey (Disapprove)
- Water Quality – Don Tappan (No Vote)
- Treasurer – Scott Faulkner (No Vote)

With a 4 to 3 vote, the shed was approved.

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- **Parks – Terry Taylor:** Proposed extending the parking lot at the boat launch by 15 feet. The motion was made by Cher-ray Bellingar and seconded by Don Tappan. Motion carried.
- **Roads – Brandon McClinchey:** Reported on the need for a special assessment and stressed the importance of community support for success.
- **Water Quality – Don Tappan:** Stated the need for a designated weed disposal site from the lake. Noted concerns about the reliability of the transport truck.

Old Business: none.

New Business: Resident requested a variance for a fence to contain her dogs. The board approved.

Audience Participation:

- A resident reported that the west inlet is plugged and needs attention. Don Tappan will investigate and contact the county.

Adjournment: A motion to adjourn was made by Jeff Bennett and seconded by Brad. Motion carried. Meeting adjourned at 8:45 PM (20:45).

Respectfully Submitted, Nathan Taylor, Secretary Lake Somerset Property Owners Association
Board of Directors