

Elk Lake Property Owners Association

Elk Lake Shores *Shorelines*

Volume 6, Issue 9

www.elklakeshores.com

Sept. 2008

President's Corner

Kae Crenshaw

Tom McHugh has resigned from the ELPOA Board of Directors, and as vice-president, I am filling that office. I will do the best I can. We wish Tom and Barb McHugh our best and know they will continue to support Elk Lake.

The ballots are in, and the special assessment to pave the roads with chip and seal was endorsed with a vote of 181-89. Twenty ballots came in after the deadline. That's 290 members voting. Fantastic! I am delighted that so many people took the time to send in their vote. Many thanks to Donna and Bob Lell and Carol and Harold Setser for counting the ballots.

We had lots of questions and comments leading up to the vote, and I'm sure we will continue to do so. We will either answer all your questions or find someone who can. Invoices will be sent out immediately, so be prepared to write ELPOA a check for \$1500. It will be acceptable to make \$500 payments Sept. 15, Oct. 15 and Nov. 15, if that suits your needs.

Ohio Valley Paving has received a notice to proceed and will begin work after Labor Day. They are to be finished by the end of November.

It is time to start thinking about Board members for ELPOA. We will be electing three new Board members in November. Those whose terms are up are Ed Grady, Bernard Mardis and Mike Poland. Are you willing to volunteer your time to serve as a Board member? Applications are available at the office and the guard house, and linked from our Board of Directors webpage at www.elklakeshores.com/page20.php

This Board is committed to saving money, so we plan to tighten our belts and get as much done with volunteers as possible. We are made up of talented and resourceful members, and we will share our talents for the good of Elk Lake.

Many, many thanks to the Sportsmen's Club and past officers (Ron Cohen, Ron Volkman and Steve Stanley) for their donation of \$9,000 to the Dam Fund. They continue to make taking care of Elk Lake a top priority.

Roads Committee

Cheri Fredelake

As everyone has probably heard by now, the chip and seal assessment passed 181(for) to 89(against).

I would like to apologize to everyone for the roads being rough in spots. Our consultant on the road project, Paul Tate, advised us to let Ohio Valley Paving prep the roads to meet their standards. Work on the roads will begin after Labor Day. The guardhouse will have all the information as to where and when the work will be done.

Please be advised it will be necessary to close certain areas of the road during the day while work is being done. Roads will however be open in the evenings. If you are uncertain as to whether your area of the road is open or not, contact the guardhouse, especially those expecting guests or deliveries.

It will also be necessary for everyone to move all boats, trailers and vehicles off the sides of the roads. This is necessary so that equipment can move about freely.

Please try to bear with us while this project is being completed and understand it will take some time to complete. We all need to work together to get through this with as few problems as possible. Please feel free to contact me at cheria160@aol.com (phone 502-484-5355) or any Board Member with questions.

NOTICE If you are interested in having your driveway paved with chip and seal while the roads are being paved, please contact the Paving Chairman, Don Hoop at 502-484-0719 or Hoopd608@aol.com



**Keep it
at
15 mph**

From the Sportsman's Club

With regret, Sandy and I have sold our home on Elk Lake and will be spending more time with our grandchildren and also enjoying the warm weather in Florida during the winter months.

Our Sportsman's Club was formed in 1986 by myself and four additional members. Over the years we have been proud of our substantial contributions and improvements to help make our lake more enjoyable for all it's members.

On a happy note, I am pleased that Bob Duke, Lot #681, Rick Oppelt and Bob Benoit have stepped forward to reorganize and continue your Elk Lake Sportsman's Club.

As a final note, our officers for the last several years, Steve Stanley, Ron Volkmann and myself have decided to donate \$9000 to ELPOA's dam fund. Maintaining the quality of our lake has always been our primary concern, and this donation to our dam fund continues that tradition, should the need arise for lake or dam repairs. Also, we have left a substantial balance in the treasury to provide a good financial start for the new officers and members.

Ron Cohen



Fall Bass Tournament

The Fall Bass Tournament will be held Saturday, Sept. 20, with registration at 7 a.m. at the Marina. The tournament will start at 7:30 a.m. and end at 1 p.m. Everyone

is welcome to participate in the fishing tournament. Rules and tournament details will be available at registration.

Sportsman's Club Annual Auction and Pot Luck Dinner Saturday, Sept. 20, 5 p.m., at the Park *Bring your favorite covered dish and drink.*

Auction will immediately follow dinner. Your gently used donations for the auction may be dropped off the day of the auction at the park. Remember, one man's trash is another man's treasure!

This is a great way to meet and mingle with your neighbors at Elk Lake.

**Everyone welcome!
Hope to see you there!**

WANTED

Gate Workers

Are you interested in working part-time at the gate in Elk Lake? It would involve filling in when needed and some week-end work. Please contact Kae Crenshaw at 502-484-3892.

Buildings and Grounds report Don Hoop

Many thanks to Tom Goldschmidt for removing the lantern from the stone pillar at the entrance and repairing it. He will take care of the other one after Labor Day. These lights would have cost \$700 each to replace, but Tom did it at no cost to us. Tom also installed four lights for the guard house that he purchased for \$76 each.

A new American flag has been placed at the entrance to replace the old one, beginning to show wear and tear.

A new air conditioner has been purchased and installed at the Guard House. We were able to find a new one on sale for \$152.

Lightning hit the Guard House and knocked out the television set and a power strip. The guards found a TV at a yard sale.

Everyone is pitching in to help.

Lake and Dam report George Schneider

Good News, the Sportsman's Club's donation of \$9,000 brings the dam fund to \$74,102.70. We are looking at ways to slow and control the seepage in the dam area and hope to have made a decision and have work done by next spring.

Bad news is we have had .41 inches of rain in August, when it should be 3.7 inches. In July we had 2.62, when the average is 4.5 inches. With no rain, we have great sunny days, but we sure could use some rain. Maybe one of the hurricanes will give us some relief.



**Save ELPOA postage
— Email!**

Get information faster while saving postage! Send your email address to jakirk@fewpb.net and have your newsletter emailed to you in glorious color!

Treasurer's report

Doug Koo

Profit & Loss Summary 7 months YTD 2008	07/31/08 Actual	2008 Budget	% of Budget	07/31/07 Actual
Earned Revenues	\$275,079	\$321,210	85.6%	\$292,645
Security Gross Payroll Expense	\$38,621	\$66,000	58.5%	\$37,374
Administrative Gross Expense	\$14,175	\$24,300	58.3%	\$13,317
Security Expense	\$1,385	\$1,500	92.4%	\$2,094
Buildings & Grounds Expense	\$49,221	\$99,050	49.7%	\$50,765
Lake & Dam Expense	\$8,119	\$44,200	18.4%	\$10,835
Road Expense	\$38,402	\$40,100	95.8%	\$36,290
Administrative Business Expense	<u>\$22,851</u>	<u>\$54,650</u>	<u>41.8%</u>	<u>\$32,509</u>
Total Expenses	\$172,775	\$329,800	52.4%	\$183,184
Net Income/(Loss)	\$102,304	(\$8,590)	-1191.0%	\$109,461

Security

Kae Crenshaw

The summer is winding down, and it has been a wonderful season. We had more rain than we expected, and the heat was bearable. Life on the lake was great!

I want to continue to warn you to be very careful on the lake and on the roads. We didn't have a serious accident on the water this summer, but we came close too many times for comfort. Remember that it is very dangerous to be out in kayaks, canoes and paddle boats after dark. The bigger boats can't see you, and you run the risk of being run over. Also, please don't pull skiers or tow people after dark. If they fall, they could be hit before you get can get turned around to pick them up.

Our lake is a very precious resource, and we need to treat it as such. Make sure to retrieve any plastic or other items that go in the lake that will not dissolve. Water balloons and sling shots are fun recreation; however, please get the deflated balloons out of the lake. They are dangerous to fish and boat motors.

Continue to use caution on ATVs. We had one serious accident and several near misses. Doing "donuts" in the gravel can cause serious injury.

There are rules and guidelines set down in the Bluebook to keep us safe. Unfortunately, we don't have the means to enforce these rules and guidelines. The ELPOA Board of Directors is working on putting a program in place to remedy this. You can contact me with questions at 502-484-3892 or email murfowen@frontierexpress.com

WELCOME

these new members!

Mark Earhart
Cincinnati, Oh.
Lot 231

David and Jennifer Mann
Carmel, In.
Lots 65-66

We hope they will make many happy memories here at Elk Lake!



Jimmy Wiggs, brother of Howard Wiggs, holding the 47-pd. catfish he caught off Howard's dock in early August.

NOTICE: Alcoholics Anonymous Meeting. Sunday 9 a.m. at the park. Questions, call Bill at 484-5755.

Office Hours:

Fri.: 11a.m.-6 p.m.
Sat: noon to 4 p.m.

Email addresses-

elpoa@dcr.net

Guardhouse-502-484-2482

Office phone/fax-502-484-0014

Marina 502-484-3181

Maintenance Bldg-

502-484-4430

Newsletter/Website--

jakirk@fewpb.net



Elk Lake Information

Elk Lake Cookbook-Enjoy the great secrets shared by some your neighbors at Elk Lake. Available at office or gate \$5.

Elk Lake Resort car licenses and frames. For sale at office and gate \$5 each.

Email: elpoa@dcr.net **Website-**www.elklakeshores.com

NOTE: E.L.P.O.A. does not recommend or endorse any of the advertisers in this newsletter. This section is made available to advertisers for the potential assistance of members.

SALES and SERVICES

PROFESSIONAL PHOTOGRAPHER

available for Elk Lake photo sessions. These might include family events, senior pictures, weddings, etc. **Contact Mike Gillespie at First Light Photography 859-341-4465.** The studio is located at 3155B Dixie Highway in Erlanger, KY. We own property at 393-394 Lakeshore (484-8987) and I am usually at the lake every weekend. My fees are quite reasonable and the quality is guaranteed.

FEED & MORE (Used to be Morrow's) M-F 7:30-5 p.m. and SAT 7:30-noon We have Feed, Black Gold dog food, birdseed, Frontline, hay, fly stop, deer blocks, worm blocks and MORE.

**1800 Rte 22E, Owenton
502-514-1990 or 502-484-2233**

ELK CREEK VINEYARDS

**Summer Hours - 10-7 Mon-Thurs
10-10 Friday and Saturday**

Our September-October events include:
September 27-Sara Evans concert
October 11-Harvest Treats cooking class
October 11-Over The Rhine concert

For details check out our website-
www.elkcreekvineyards.com or contact us at info@elkcreekvineyards.com or call 502-484-0005.

SHEILA'S FURNITURE HOSPITAL-

Upholstery and restoration of furniture, boats and vehicles. For free estimates call 502-484-2561

AMERIMART

318 N. Main St. , Owenton (next to Dollar General) We have all of your weekend warrior needs. Gas, Diesel, Drinks, Snacks, and More. ICE: \$1.69/20lb bag or \$0.89/8lb bag . Convenient, easy access for trailers and large vehicles. 502-484-0050

SERVICE-Time for pressure washing, Home, Decks and Docks. Free estimates. Call Mike Poland. Cell 502-750-1435, or home 502-484-2561 or e-mail mopoland@peoplepc.com

SERVICE-Do you need your boat WINTERIZED? CLEANED? Or minor MECHANICAL WORK done?

Do you need a deck or dock BUILT, STAINED, or PRESSURE WASHED? Do you need your house PRESSURE WASHED? (reasonable rates). Call Brad 502-484-9080.

FOR SALE-1997 Sea Ray, 190 HP Mercury motor, great condition. Can be seen at Lot 885. \$8,500.

Call Keith-859-621-2437

FOR SALE-1995 dual console Stratos Bass Boat with 115 hp Johnson fast strike motor, custom trailer. Boat is fully loaded and looks like new. Asking \$6500 In water at Elk Lake, call 513- 677-1156 (home) or 513- 256-1555 (cell).

JD TREE SERVICE-No tree to Small or Large. When experience counts, call us for all your tree service needs. Free Estimates. 859-363-0246 or 859-803-1773

LP CONSTRUCTION New homes, bobcat work and remodeling. Fully insured. Free estimates.502-484-5493 Cell 502-803-0384



The End of the Great Goat Saga

The illusive and illustrious George the Goat was rescued from Lot 1399 on Aug. 15 by Gary, Derrick and Danielle Hoop. We hear he is enjoying his new life on the Hoop farm — and his harem of female cuties! Go George!

The Owen County Chamber of Commerce, of which ELPOA is a member, hosts a breakfast for the Owen County teachers and staff on opening day of school each



Chamber of Commerce Breakfast table.

year. The event was held on Tuesday, Aug. 12, this year. The theme was the writings of Dr. Seuss. Elk Lake was in charge of decorating a table with the theme "Hop on Pop." Each guest at our table received a gift bag filled with an Elk Lake cookbook, a copy of "Hop on Pop," all sorts of school supplies, chocolate treats and peppermints. Many thanks to Doris Thomas, Mary Hoop and Kae Crenshaw for decorating for this event.

PRIME LAKEFRONT BUILDING SITE ADJOINING LOTS 1291 & 1392

FOR SALE BY OWNER

This site has it ALL—deep water dock area with private cove for safe swimming, approximately 250' of lake frontage, beautiful long views across wide points of main lake, partially cleared with balance heavily wooded, great septic location, dust free cul-de-sac, wonderful neighbors but lots of privacy. To be sold with value enhancing deed restrictions limiting construction to one special home only. Possibly the best Elk Lake building site to become available in recent years. \$99,900. 513-521-4433

Bentley Bush Realty Member of Northern Kentucky Multiple Listing Service Office-502-484-2295 Home-484-2927 or email bushrealty@aol.com www.bushrealty.com Have waiting list of buyers! Listings needed on lakefront homes and lots!

Lots 335-336-Custom built lakefront home. 4 BR, 3 BA, full finished basement, boat dock, boat lift, 2 adjoining lakefront lots, near entrance, very nice lake home. \$375,000.

Lots 950-951-Elk Lake Shore-Enjoy Family Fun! Water Skiing, Boating on 240-ac. lake, 2 BR lake home, 2 full BA, towering fieldstone fireplace in family room, 300-ft plus lake frontage, covered boat dock and slip, includes party barge pontoon boat. Asking \$295,000

Lots 20-21-Build your lake cottage, rare find 2 adjoining gently rolling lakefront lots close to entrance, large boat dock plus storage bldg at lake. Asking \$74,900--SOLD

Lots 189, 190 and 143-3 BR cottage tucked in the middle of 3 mostly wooded lots, 2 car garage, close to main entrance, only 1000 ft from beach, marina and recreational area. Asking \$69,900

Sloma Realty, LLC

Member of Northern Kentucky Multiple Listing Service Owenton, Ky.

Bobby Sloma, 502-750-2088, rsloma@kih.net www.slomarealty.com

Sloma Realty has buyers for Elk Lake waterfront properties. References available upon request.

Allow us to give you a "TEAM" approach to marketing your property.

Lots 55 thru 61-Wooded, near entrance, dam and beach. Great place to build you weekend getaway. Individually priced \$25,000 to \$40,000 . Bobby

GOLDEN TRIANGLE REALTY, LLC

405 Roland Avenue, Owenton, KY 40359

502-484-0007 www.gtrky.com Dave Jones, Broker Member of Northern Kentucky Multiple Listing Service

WE HAVE BUYERS and HAVE SOLD ELK LAKE PROPERTIES. CALL ME FOR A CONFIDENTIAL PRICING ANALYSIS.

We need listings.

COMPLETELY REMODELED-Lot 1158 Waterfront year-round 3 BR, 2 BA home. Full rear porch to relax on, nice boat dock and dock house, central heat and air, walk-out basement and a gentle slope to the water. MLS 344093 \$179,900 SOLD

WEEKEND HOME-Lot 833- weekend getaway, house, w/furnishings. 2 BR, 1 BA, screened-in porch, short walk to the water and association boat docks. On quiet cul-de-sac street. MLS 346769 \$74,900 SOLD

ELK LAKE – LOTS 1406/07-Year around living in this a Quality Custom Built Log Home on 299' of shoreline with two beautifully landscaped deep water lots. Home has 2 BR, Sleeping Loft Suite, 2 ½ BA, Beamed Cathedral Ceiling, Stone Fireplace, CH/A, full basement, garage, screened porch, deck, dock, dock house, and Pet Lot,. \$399,900, MLS 357961



502-484-2292

www.AshcraftRealty.com

Farm & Home:
Melissa Kemper, Broker
502-484-2292
melissa@ashcraftrealty.com

Commercial:
John E. Ashcraft, Principal Broker
502-682-6767
john@ashcraftrealty.com

Dogwood Drive — RARE! Two adjoining waterfront lots. Has a boat dock in place. Wooded with small trees and underbrush already removed. **PRICE REDUCED \$54,000** Call or email.

Check out our website for many useful tools, news, and other important information.
www.AshcraftRealty.com

In the past 3 years, Melissa has been the Listing Agent, Selling Agent or BOTH on 15 of the 29 waterfront properties sold in that timeframe. Call her today if results are what you are looking for.

TISCH REAL ESTATE 502 484-4586 219 Roland Ave, Owenton, KY 40359 Email us at www.TischRealty.com

Peggie Tisch, GRI, Realtor/Broker, 502 484-3652 Henry Morrow, Realtor/Auctioneer 502 803-0474

Sam Altman, Realtor 502 484-4411

NEW LISTING-AMAZING WATERFRONT-2 lots with 3BR furnished fishing cabin on one lot with an additional wooded lot. Lots of possibilities, on good water. Remarkable seawall w/dock, boat lift-unbelievable price-**PEGGIE-\$98,500**

\$39,900-On main road to fun. 2 bedroom, fireplace, level lot, and some work has already been started-**PEGGIE SOLD**

\$65,000-LOT 613-WATERFRONT-Beautiful lot with easy slope to water, not far from dam. Has 2 storage buildings, 120 feet of water, in no wake area, with great views of water activities-**SAM ALTMAN 502 484-4411**

WATERFRONT-1BR with 2 additional sleeping areas. Screen porch, wood floors completely updated bathroom. Boat house/dock, treehouse, gentle access to lake. Good water cove-**PEGGIE-\$145,000 SOLD**

\$149,900-GET BACK TO NATURE IN THIS PRIVATE SETTING-4BR 1 1/2BA. Great for entertaining. Enjoy the hot tub or go fishing, skiing boating or swimming. Close to front gate- **SAM ALTMAN 505 484-4411**

WATERFRONT-2BR waterfront cottage on deep water with gentle access to dock. Across the lake from the beach and clubhouse. Some TLC needed and could be a wonderful get away-**PEGGIE-\$159,900**

WATERFRONT-2BR furnished summer home, decking and dock, gentle access to water. Remodeled and most all the work has been done. Lower level could be additional bedroom-**HENRY-\$175,000**

ON THE MAIN-Great location and year round living, vacation all the time. 2BR, 2/3BA, 2 kitchens, great setup for entertaining. Easy maintenance close to entrance and gate-**SAM ALTMAN-\$179,900**

WATERFRONT-BEST BUY ON THE LAKE-Enjoy living on the waterfront. Lots of room for entertaining, huge great room, with walkout to deck overlooking water. Easy access to dock and water. 3BR, 2 BA, equipped kitchen, cathedral ceilings, full basement, double attached garage, a rare find on the lake. Home is almost complete on the waterfront, year round living, lots lay gentle-**PEGGIE \$264,000**

IMPECCABLE LAKEFRONT Home. 3 BR, 2 BA. This is a complete-ready-for-use year round home. Built solid as a rock with many extras. Easy walk to dock. Energy efficient! Entertainment ready. Lots of storage. Easy maintenance. More play time!

\$289,000 SAM ALTMAN- 502.484.4411 SOLD

We will be having tours of "Previously-Loved-Homes-FOR SALE" call and get in on the trip, you'll be glad you did.

GOD BLESS AMERICA

PRAY FOR OUR TROOPS

Elk Lake Property Owners Association
445 Elk Lake Resort Road
Owenton, KY 40359

September 2008



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