

Lakeside Village HOA Meeting Minutes

June 25, 2024

Members Present: Jim Johnson, Debra Kraft, Andrea Wilmot, Cody Michelle Herrington, Rosy Carranza, Linsey Anglemyer (of Protocol)

Members Absent: Conley Pells

The meeting was called to order at 7:00 pm

The meeting was conducted in person at the Lakeside Village Cabana.

Jim read the Treasurer's Report:

BOA Operating Account:	\$3750.29
Pre-Paid Dues	-\$21,065.92
BECU Insurance Reserve:	\$37,764.13
BECU Money Market	\$484,594.07
Total Assets:	\$505,042.57

The board reviewed the May Minutes.

- The minutes were approved one correction.

Before the Manager's Report we were introduced to Rohanna Himes, one of our legal team, who was with us at the meeting

- It was mentioned that these meeting are a place for the board to conduct their business, many questions that may arise for the board need time for the board/our management to discuss.
- It has been suggested that we get through the agenda and if there is time during discussion, we can address them.

Linsey's Manager Report:

- A detailed report is included in the meeting packet.
- Some items discussed:
 - Our buildings were treated for bees and ants
 - Our Master Insurance policy has been renewed
 - The broken gutter in building 01 was repaired
 - We may need to look at our downspouts and gutters as they are aging.

Old Business:

- Pressure Washing
 - The board needs to make a decision about this as it needs to be done.
 - The bids that we received are not for the same scope of work.
 - There was a motion to table the vote until the second bid comes back identical.
 - The vote passed 3 yes to 1 no.
- New Declaration/By-Laws:

- This will be signed and notarized in Executive Session

New Business: Homeowner's Questions/Concerns/Comments:

- Blackberry vines on the lake-side of the fence.
 - The landscapers were asked to remove the blackberries. As that area is protected space, whenever we weedwhack/remove or cutback blackberries we leave the cuts to the animals.
- Suspicious Person
 - A suspicious person was reported; we reviewed the tapes and this was addressed in the Manager's Report
- Landscaper Complaint
 - Two residents complained that the landscapers were making their cars dirty while they groomed the property.
 - We have asked our Manager to discuss with our Landscape Company.
- Shrubs
 - A resident complained the shrubs between the carports and the sidewalks are not shaped.
 - We have walked the property and they have since been shaped.
- Building 05 Daisies
 - A resident complained there are daisies in front of Building 05 were growing too long.
 - The board voted years ago to let the daisies stay as long as the owner keeps them tied up and then cuts them back when they've died/lived their life.

Matters Requiring Board Discussion & Voting:

- Gutters
 - We had a walk-around from a gutter company to replace the downspouts and gutters around the property.
 - As we are doing roof repairs in 2027, we have discussed postponing this work until then.
 - The board voted to table this bid until then and to repair/replace gutters as needed.

The next monthly Board Meeting is scheduled for July 23, 2024.

The meeting was adjourned at 7:24 pm for Executive Session.