

Lakeside Village HOA Meeting Minutes

April 26, 2022

Members Present: Jim Johnson, Cody Michelle Herrington, Phil Faulkner, Conley Pells, Andrea Wilmot Debra Kraft, Linsey Anglemyer (of Protocol)

Members Absent: None

The meeting was called to order at 7:04 pm

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

Phil read the Treasurer's Report:

BOA Operating Account:	\$4802.35
Pre-Paid Dues	-\$18,053.20
BECU Insurance Reserve:	\$47,148.23
BECU Money Market	\$403,764.43
Total Assets:	\$437,631.81

- We added approximately \$10,000 to the operating account as a result of the recent dues increase.

The board read the minutes from the March meeting.

- The minutes were approved with corrections.

Maintenance Committee Report:

- Meetings take place on the second Wednesday of the month.
- The committee met in April and walked the property.
- The items discussed were:
 - Water heaters
 - It has been suggested that the board inspect all water heaters for age and condition.
 - It has also been suggested the board provide residents with leak detectors for water heaters, as a way to possibly prevent leaks/water damage.
 - Master Water Shut-Off Valves
 - There are 26 units with master water shut-off valves in them.
 - It has been suggested that the board inspect each one to ensure it is properly working and accessible
 - Building 05 Beautification
 - Residents from Building 05 have requested the board address the cracked pavers between the building entrance and parking stalls, the dumpster surround potential rot, and shrubs around the building.

Homeowner's Questions/Concerns/Comments:

- There were no homeowner agenda items submitted to the board.

Linsey's Manager Report:

- A full detailed report can be found in the Meeting Packet.
- Here are highlights:
 - Specific repairs are happening:
 - Stack cover replacements
 - Landing repairs
 - Residents have suggested watching for packages that are left out
 - Tree stumps were ground
 - There were some minor acts of vandalism around the property.

Matters Requiring Board Discussion & Voting:

- Mulch/Bark:
 - A homeowner inquired about adding bark/mulch to the grounds.
 - A motion was made to gather bids for this project.
 - Unanimously approved.
- Watering:
 - With the addition of new plants around the property, we will need volunteers to ensure they get watered regularly.
 - A motion was made to explore purchasing sprinklers and/or hoses for the buildings so the plantings could get watered.
 - Unanimously approved.
- Building 05 Path Request:
 - Residents from Building 05 have requested the cracked pavers be replaced.
 - Another resident from Building 05 has requested we explore paving the area where the pavers are.
 - There was a motion made to explore paving the current path.
 - The motion was approved.
- No Trespassing Signs:
 - We received our updated bid~ \$351.
 - The bid was approved.
- Plantings:
 - The bid is for 28 shrubs and 1 tree; this will cost \$3200
 - The bid was approved.
 - The board has requested a variety as suggested by the landscapers.
 - There was a motion to plant the plantings in the Fall.
 - The motion failed.
 - There was a motion to plant the plantings as soon as possible in the Spring.
 - This motion was approved.
- Cement Projects:
 - There was a new bid for walkway grinding and for Building 02.
 - The bid was approved.

- Hot Tub
 - This was discussed and tabled until the May meeting.
- Storage Doors:
 - We have a bid for 10 storage doors.
 - There was a motion to move the project forward.
 - The motion was approved.
- Pressure Washing Decks:
 - A resident asked for decks and patios to be pressure washed.
 - There was no motion made to approve this project.

The next monthly Board Meeting is scheduled for May 24, 2022.

The meeting was adjourned at 8:22 pm for Executive Session.