

Lakeside Village OA Meeting Minutes:
Tuesday, June 24, 2025

Members Present: Conley Pells, Andrea Wilmot, Jim Johnson, Cody Michelle Herrington, Julio Gorbitz, Linsey Anglemeyer (of Protocol)

Members Absent: Rosy Carranza

Call to Order: 7:03 pm

- **Treasurer's Report:**
 - BOA Operating Account: \$9928.05
 - Pre-Paid Dues -\$43,327.05
 - BECU Insurance Reserve: \$52,392.25
 - BECU Money Market \$571,565.75
 - **Total Assets: \$590,549.00**
- There was nothing to report
- **Review of Minutes:**
 - The board read and reviewed the minutes from the Special Meeting on April 28.
 - A motion was made to approve the minutes by Jim,
 - The motion was seconded Julio.
 - The motion was unanimously approved.
 - The board read and reviewed the minutes from the April Meeting
 - A motion was made to approve the minutes by Julio,
 - The motion was seconded Conley.
 - The motion was unanimously approved.
- **Manager's Report:**
 - See Report for specific details
 - Things to take note of:
 - Send in your homeowner's insurance to Linsey.
 - We are seeing an increase in illegal dumping; it is very expensive to have these items removed; if you see someone dumping things, please let us know so we can keep an eye on this, as we are paying for this every time someone does this.
 - The entry wall repair is complete.
- **Old Business:**
 - No old business to address

- **Homeowners Concerns:**

- There is a dead rhododendron bush by Building 04 that is dead. A resident asked to have it removed.
 - We are reaching out to our landscapers tomorrow to have it removed, as we don't need to have dead bushes in the ground.
- A resident asked about getting a kayak; kayaking is permitted on the lake, but please be aware of the wildlife.

- **Matters Requiring Homeowners Discussion:**

- Coupon Books vs. Monthly Invoices vs. Paperless
 - Andrea would like to see the association transition away from the use of coupon books and use autopay as a way to save the Association some money.
 - Books are \$4/unit (Approximately \$312/year)
 - A motion was made to send an invoice for July; and have coupon books for August – December.
 - Seconded
 - Unanimous Approval
- Credits for prepaid assessments
 - This will be discussed in Executive Session
- Rules & Regulations
 - We are unable to edit the master document; we're converting it and will make our edits.
- Storage Doors
 - We have budgeted to replace 10 doors.
 - This year, we only have 9 doors on our list.
 - There is a motion to replace the 9 doors.
 - Seconded
 - Unanimous approval
- Exterior Painting Bids:
 - There are three bids for painting for the board to discuss.
 - A motion was made to accept the bid from Key Construction
 - Unanimously approved by the board.

- Adjourned for Executive Session at 7:44 pm

- Our next meeting is Tuesday, July 22, 2025