

LAKESIDE VILLAGE HOMEOWNERS' ASSOCIATION
Board Meeting Minutes
June 28, 2011

Meeting convened 7:00 PM

Present: Blanca Phillips, Dion Raymond, Phil Faulkner, Peggy Hester, Pat Papineau and Bruce Chalfant of Protocol Property Management.

TREASURER'S REPORT: Account balances as of May 2011

BOA Checking Account Balance –	\$18,929.85
BECU Reserve Account Balance –	<u>\$91,447.92</u>
Total Assets	\$110,377.77

The minutes of the special Homeowners Meeting held on June 7, 2011 were read. A motion was made and seconded to approve as read and it was approved unanimously.

There was a vacancy on the Board due to the resignation of Steve Brock. Jim Johnson was unanimously nominated by the Board to serve the remaining term.

New Matters from homeowners:

A homeowner made the comment that it would be better to have a light on both sides of the posts that are alongside the lake to improve security and safety.

Other comments were to add a line item to the budget called Annual Audit rather than have it included in the line item Accounting Services. It was recommended the Board establish committees to provide better communication between homeowners, Board Members and Property Management. A letter will be sent to Homeowners requesting volunteers for the Committees

The owners of the U-Haul truck wrote a letter requesting permission to maintain parking the vehicle in the parking lot. Permission was denied and a letter will be sent to that effect.

Another owner made a request to have the windows cleaned, however that is not in the current budget.

An owner wants to install vinyl windows in her unit. It was decided that if this is to proceed then there has to be the same window specifications adhered to by any owner doing this in the future. An engineer's specifications for flashings which will be provided by the Association will have to be followed. A motion was made and seconded with all in favor to get an estimate from an engineer for the building envelope detail.

New Business

It was recommended that we clean out the dryer vents twice a year. After a brief discussion a motion was made, seconded and unanimously approved.

Bids for the renewal of our property insurance were discussed, Bruce was asked to get a bid with a 10% deductible instead of 5% to see what the savings would be.

Old Business

The Board received bids for the painting of buildings one and two, both sides of the fence along S. 312th and all 15 carports. After reviewing the bids a motion was made to accept the bid from J&M Painting. The motion was seconded and passed unanimously

Meeting adjourned at 8:45 PM

Respectfully submitted by Phil Faulkner