

Lakeside Village HOA Meeting Minutes  
March 26, 2019

Members Present: Jim Johnson, Debbie Bazara, Cody Michelle Herrington, Conley Pells, Sheila Arestad, Phil Faulkner, Linsey Anglemyer

Members Absent: None

Meeting was called to order at 7:0pm

The board read and approved the minutes from the February 26th meeting. The minutes were approved with minor corrections. Thank you, Debbie Bazara, for taking minutes in my absence.

Phil read the Treasurer's Report:

BOA Operating Account:	\$6609.17
Pre-Paid Dues	- \$12,248.03
BECU Savings	\$5.01
BECU Insurance Reserve:	\$56,664.52
BECU Money Market	\$240,447.94
<b>Total Assets:</b>	<b>\$291,478.61</b>

Jim Reported on the Maintenance Committee Meeting:

- There is a tree between buildings 4 and 5 that appears to have a large crack in it and may need removing.
- Our complex ranges in landscape from full sun to shade; while the sunny areas received plants, the shaded areas are being discussed for beautification.
  - The committee, along with the board is researching options that are hearty and don't need much water once established.
    - Two suggestions are hostas and pretty ferns.

Homeowner's Questions/Concerns/Comments:

- Debbie Bazara attended a class about "dealing with difficult people," offered by WSCAL. They are an educational resource specializing in condo life. She said it was very informative and beneficial.
- It was mentioned at the annual meeting and again this meeting that every homeowner should check their insurance for "loss assessment" insurance and add it if you don't have it.
- The fence separating our complex from our neighbors is getting repaired.

- The landlord for unit 214 invited her renters to move out; she has new renters lined up.
- Unit 411 had their stroller stolen off their patio.
- There has been an increase in car break ins recently.
  - We ARE making police reports.
  - We DID report the incidents to the "Safe City" website.
    - We are not really seeing results, but we will continue to communicate with law enforcement.
  - Please, DO NOT, keep ANYTHING visible in your car.
  - If you SEE SOMETHING, SAY SOMETHING!!!
- We had a non-resident asleep on one of our park benches. We called Federal Way Police and they escorted him off the property.

Linsey's Report:

- Linsey is extra busy.
  - Repairs were made.
  - Bids for other repairs were gathered.
  - Please, if you need help/see something/have questions~ reach out to Linsey. She is a fantastic advocate for our complex, but she cannot fix/help/advise when she isn't communicated with.

Matters Requiring Board Discussion:

- There are 8 or 9 units with exterior storage doors that need replacing. This will cost approximately \$650 per door.
  - The board voted 3 to 2 for the repairs.
- The board voted unanimously to paint and seal the entire parking lot this summer.
- The board decided to reach out to All Wire to fix the faulty fire alarm for building 2.
- The exterior lighting problems are nearly all fixed.

The next meeting is April 23.

Meeting adjourned at 7:48 pm for Executive Session

*Respectfully submitted by Cody Michelle Herrington, HOA Secretary*