

LVPOA Minutes

Board Meeting August 8, 2022

Board Members Present: Lewis Holleman, Steven Bard, Linda Strait, Teresa Weidman, Cliff Rawley, Tom Bauer, Kari Brashers, Jill Fannin, Connie Condict

Board Members Absent: None

Guests: Bruce Shierbeek

7:03PM: Meeting called to order by Lewis Holleman

Review/approval of minutes from July 11, 2022 meeting

- Teresa made a motion to approve
- Jill seconded

Finance Committee Report – Steven (7:17PM)

- Townhouse is paid and zeroed out.
- \$50 in late payment fees in July that came in with dues.
- Pool & clubhouse rentals brought in some additional income.
- Utilities were a little higher.
- Tree limb removal was \$2,000 to Certified Tree Tech.
- Update on 6 month CD
 - Got rates for 3, 6, 9 and 12 month CDs.
 - Discussed what income could be generated from a \$20K investment.
 - Steven recommended keeping a small amount in the money market and investing \$20K in CDs to generate some additional earnings.
 - Linda moved that we do \$10K in a 3 month CD @2.3% and \$10K in a 6 month @2.7% (these numbers were as of last week and may change slightly before Steven gets them purchased. Will document). Teresa seconded.
 - All voted in favor. None opposed.
- Discussed list of late dues. Several folks still have lots of outstanding late fees from first half.
- Request to waive late fees for parents in assisted living (Rainey). Dues have been paid.
 - Kari made a motion to waive the late fees. Cliff seconded.
 - Further discussion on circumstances.
 - All voted in favor of waiving late fees. None opposed.
- Republic trash has been billing us for 2 cans at 2164 E Regency Place. Owner says they only have one can. Currently being billed to the HOA.
- Teresa made a motion to approve the financial report. Connie seconded. All voted in favor. None opposed.

Pool Committee Report – Jill (7:50PM)

- Purvis mowed into the pool today. Will get cleaned out tonight and tomorrow. Tom will talk to Purvis.
- Got new chairs from Aldi. Jill asked that everyone keep an eye out for end of season deals on lounge chairs.
- Pool will close Monday, September 5. Will need to plan a day to come put all the furniture away. Maybe the weekend after. Jill will make a Facebook post.
- Update on police report: Van Gordon gave Jill number to check on status. Officer Karns out of office until August 15 so couldn't get an update on the status of the report.
- Motion lights have been put up in two places. Hopefully this will deter any further problems.

Tennis Court Committee Report – Jill (7:56PM)

- Update on pickle ball lines: they're done! Pearson's have done a great job on that but haven't sent an invoice.
- Linda mentioned lights haven't been on the last couple of evenings. Jill will check into it.

Clubhouse Maintenance Committee Report – Linda/Connie (7:59PM)

- Update on track lighting: Fixed – simple fix. No bill received yet but should be minimal.

Clubhouse Scheduling – Teresa (8:00PM)

- Clubhouse was not rented in July, but pool was rented 3 times.
- 3 pool parties scheduled for August (2 already took place)
- 1 clubhouse rental scheduled in August.

Social Committee – Teresa (8:01PM)

- Cancelled the July social committee meeting due to members out of town.
- Planning a social committee meeting to plan an event in the Fall. Possibly a cookout at the pool for Labor Day weekend.
- Brashers reunion party was a great time and great turnout. Those that were there enjoyed the evening.

Common Grounds Committee Report – Tom (8:03PM)

- Update on tree removal: Done and paid.
- Asked Jill to put up a post for anyone that wants them to come get walnuts from the common area.

Architectural Control – Cliff (7:02PM)

- Bruce is asking permission to build a fence. Will encroach about 6 feet onto community property, and would connect to neighbor's fence. Two big trees will now be enclosed and he has agreed to maintaining those trees. 2175 E Regency. Steep area that's never used.

It's mowed but not in use for any reason. Common area due to storm drainage. Cliff and Tom recommend approval. Will be less for HOA to maintain. Just need to make sure it's in writing so if they ever move it's understood by new owners that trees are their responsibility. The reason he's asking to include the trees is because it's safer for the health of the trees since the root system reaches into the property and he'll have to dig into it if he doesn't go around it.

- Tom moved to accept the request. Linda seconded the motion.
- Lewis asked what happens if he sells the property and new owner doesn't want to take care of the trees they would be required to remove the fence. The HOA will not be responsible.
- All members voted in favor. None opposed.
- Traffic islands: Tom & Linda met with Cliff and gentlemen from city tree service. They will create a proposal for LVPOA to do tree work at all islands. Would be contingent on us (property owners or HOA) watering the landscaping. There will be a water source.
- Neighbor with car being worked on in yard getting complaints. It's been cleaned up and taken care of now.

New Business (8:18PM)

- Request to limit large inflatables in the pool: Jill was familiar with the family that uses the large inflatable. Son has special needs and the dragon makes him happy at the pool. She inflates and deflates it every time they come. Neighbor said her kids felt intimidated by it. The board didn't feel it was a reasonable request to limit size of inflatables since we don't have a lifeguard or paid staff to enforce it. This year there's only been the one and we're almost at the end of the year.
- Request denied.

Old Business (8:22PM)

- RV parking update: Trailer is gone but RV is still parked on Regency. It is a city issue. Lewis will send phone number and address so all board members can contact the city to get it taken care of.

Teresa made a motion to adjourn. Tom seconded.

Meeting adjourned (8:24PM)