

LVPOA
Board of Directors
March 9, 2020
Minutes

Meeting called to order at 6:00PM by Connie Condict

Members Present: Kari Brashers, Eric Gatewood, Pam Vaughan, Tom Bauer, Ryan Nobles, Jacqueline Jadidian, Linda Strait, Shannon Russell

6:01: Minutes from February 10, 2020 meeting: Were reviewed and approved via email prior to the meeting.

Information was shared regarding contract with Purvis Mowing and HVAC Maintenance Plans.

6:05: Finance Committee Report – Jacqueline Jadidian & Connie Condict:

- Budget Report Reviewed and Discussed. Motion to approve made by Pam Vaughan, seconded by Linda Strait, approved by the board.
- Approved signers for Federal & Edward Jones Accounts: Designated signers will include Connie Condict (President), Jacqueline Jadidian (Finance Chair) & Ryan Nobles (Vice President)
- Discussed Issues with Late Payments on Dues:
 - Will continue to enforce \$25 late fee for payments not received by February 1.
 - Discussed an individual request to waive late fee. Family is new to neighborhood and new to state of Missouri (moved to Lakewood Village in November of 2019). Thought HOA dues were included in escrow, as this was the situation with their prior neighborhood association in a different state. Sent in dues when they realized their mistake. Board agreed to waive \$25 late fee.
 - Website payments & fees: Discussed \$30 processing fee incurred when residents pay their dues via PayPal instead of using the website portal. Clarified that this fee is charged by PalPal and NOT by LVPOA. If fee is not paid by resident, then LVPOA has to pay it, meaning we end up \$30 short of total amount due. Amount has to be charged back to resident.

6:50: Swimming Pool Maintenance – Tom Bauer

- Discussed diving board estimates. Will cost \$2,650 for new diving board, not including installation & fixing base. Discussed possibly doing away with diving board since this would likely decrease insurance costs, and many residents at the annual meeting complained about unsafe behavior and lack of parental supervision of kids on diving board. Agreed to send this topic to the Swimming Pool Committee for review and discussion. Will table discussion for next month's meeting.
 - Need more accurate estimate on what full replacement of diving board will cost.
 - Need more info on how much we will save on insurance. Connie to discuss with insurance agent and get an estimate.
- Discussed maintenance fees from Buster Crabbs

- \$103 per visit
- Connie will discuss with Theresa to see what our exact arrangements were last year.
- Everyone agreed pool maintenance was excellent last year.
- \$9,200 budgeted for Buster Crabbs' services.
- Tom will meet with Connie & Theresa and we will vote online on the maintenance plan.
- Pool committee will meet Tuesday, March 24th at 6:00PM at the Clubhouse to discuss pool guidelines, maintenance, and other issues that need to be resolved in next month's meeting.

7:10: Club House & Pool House Maintenance & Cleaning: Ryan Noble

- Ryan is getting pricing for electrical box repairs in next couple of weeks
- Will look into blinds for front of club house – main floor and upper floor.
- Also getting estimate for painting basement.
- Showers need repairs in pool house. Will look at lighting in pool house, as well.

7:12: Common Grounds Maintenance: Tom Bauer

- Lakewood Village sign: Terry Collier is working on replacing letters. Should be completed this week.
- A resident called Tom concerned about a large cherry tree being a possible threat to property. Tom will have it looked at, but pictures don't show an eminent threat.
- Purvis missed some debris pick-up. Tom will discuss with them.

7:14: Tennis Courts & Playground: Eric Gatewood

- Eric hasn't talked to Linda Pegg yet, but will let her know she is okay to re-stain the playground equipment. Will need 3 dry days.

7:15: Clubhouse & Pool Scheduling: Linda Strait

- Asked where to find rules for scheduling. Informed they are on the website. Will review rules and guidelines and make some updates.

7:20: Architectural Control Committee: Ryan Nobles

- If no permit is needed, and resident isn't changing footprint of property, then changes are usually fine.

7:22: Communications: Jacqueline Jadidian

- Eric will send website domain invoice to Jacqueline

7:25: Social & Garage Sale: Shannon Russell

- Will put up signs for garage sale around the 15th of April
- Planning a Nerf Gun battle for neighbor kids sometime in May before school ends. Shannon will make a flyer to distribute around the neighborhood.

Swimming Pool Associate Memberships – No Report

Nominating Committee – No Report

Audit Committee – No Report

Meeting Adjourned at 7:32 after motion by Eric Gatewood, seconded by Shannon Russell.

Next meeting will be April 13, 2020, at 6:00PM