

LVPOA

Meeting Minutes May 10, 2021

Meeting called to order: 6:59PM

Present: Jacqueline Jadidian, Kari Brashers, Jill Fannin, Linda Strait, Tom Bauer, Lewis Holleman, and Clifford Rawley

Not Present: Randall Smith

Approval of minutes from April 12, 2021 meeting: Jill made a motion to approve, Lewis seconded.

Financial Report Review

- Update on dues owed/action taken: 1 homeowner owes dues. 5 homeowners owe late fees. No new suspensions of trash service.
- Invoices sent in December and June – Marinel changed the language in the letter to make it clear that late fees are due by the first of the month.
- Associate pool member applications: For the month of April we were \$5,800 under budget but we had a significant number of payments received recently so this isn't a concern. Budgeted income was \$8,500 and we are on target to get around \$8,100. Received dues from 21 associate membership applications. Marinel is keeping a list of associate member contact info for future contact needs. Two overpaid for the pool application but agreed to a credit on next year's membership dues.
- We were a little over budget on supplies (\$44) likely for the sign holder that Jill purchased for the clubhouse. Will confirm against receipt.
- Jacqueline noted that we are still under budget on mowing even though it appears we are over budget due to the accounting methodology.

Motion to approve: Cliff made a motion to approve April budget report.

Second: Linda seconded.

Committee reports and discussion

Pool Committee Report (Jill):

- Clean up day is this Saturday, May 15, from 10:00-12:00. Jill has had several volunteers so hopefully will have a good turnout. Jill will also bring a power washer to clean the patio.
- Buster Crabbe is scheduled to come drain and fill the pool Tuesday, May 16. Pool will open on May 22.
- Jill will be activating pool fobs over the next two weekends.
- We need some additional pool fobs. Linda made a motion to buy 10 new fobs at a total cost of \$74. Kari seconded.
- Jill will purchase water, popsicles, and supplies for sanitation station.

Playground Committee Report (Tom):

- Mulch will be delivered at the end of the week. Tom will need help getting it spread since he has to work this weekend. May borrow some volunteers from the pool clean up to get this done.
- The Jungle Gym is missing a bolt on the 3rd step of the ladder. Tom will fix it.

Tennis Court Committee Report (Jill):

- Update on bids/options for maintenance of court lights: half of lights still aren't working. Owe roughly \$600 to Complete Electric. Lights are on a timer. Will get in touch with Complete Electric to see if it's just a matter of burned out bulbs or a more serious problem.
- Will cost about \$1,300 to fill in 1,300 feet of cracks on the tennis courts with fiberglass crack filler. This fits into our budget. We can pay \$400 annually for ongoing maintenance of the tennis courts to keep them in good shape. They will treat a different section each year. Cliff made a motion to approve \$1,300 for the repair. Lewis seconded.

Clubhouse Maintenance Committee Report:

- May need to budget for future parking lot lights repairing next year if it's a significant cost since we've used most of our budgeted amount for this year.

Clubhouse Scheduling (Linda):

- Kylie put a separate line item for clubhouse and pool party rentals on the website.
- Pool parties will be limited to 3 hours and 12 guests due to capacity limitations again this year.
- Suggestion to add association membership information to websites in the fall so that these can be completed online for next year. Also allow associate members to pay dues online.

Common Grounds Committee Report (Tom):

- Lots of trees down from this past weekend's storm. Tom has spoken to Certified Tree Service. Anything on our side of the property line will have to be taken care of by the HOA. Will have to investigate some property lines to determine whether we are responsible, or homeowners are responsible for stump removal. This could deplete our tree fund quickly. May need to take some of the funds we were planning to use for cul-du-sac improvements to cover the storm clean-up.
- Tom will make a deposit for the fire hydrant meter and give the receipt to Marinel.
- Linda is handling landscaping by the big Lakewood Village sign. Thank you, Linda!

HVAC Report (Randall): has an appointment with Knight Heating and Air May 20.

Architectural Control (Cliff): Still seeing lots of trash receptacles not being put out of sight after trash day, and trailers in front of some homes. Jacqueline will draft a formal letter asking homeowners to please honor the HOA covenant by keeping these items out of sight.

Communications Committee Report—Jacqueline/Jill

- Newsletter stations: Jill got a stand for information from Home Depot. Will use that to distribute newsletters and HOA info.
- Jill also created a Facebook page for us that anyone can post to.
- Jacqueline put pool rules and times in the bulletin board.
- Garage sale went well.

New Business:

- Anyone have a ladder to put up a new basketball net? Someone already replaced it! Thanks, neighbor!
- Planting in front of clubhouse sign: Tom will contact landscaping service.
- Tom wants to host a neighborhood pancake breakfast on Saturday of Memorial Day weekend, May 29. Will send info to Jill to post on Facebook page.

Old Business:

- Keep files in clubhouse office updated with new docs—contracts/maintenance agreements, Architectural control applications completed.
- Pool furniture—replace 2 or 3 tables or tabletops? Will check it out when we have our clean-up day Saturday.

Next meeting will be June 14, 7:00 PM at the clubhouse.

Meeting adjourned 7:48PM