

Minutes
LCHOA Officers, Board, and Homeowners Meeting
June 3, 2013

PRESENT:

Officers: President Margo Sitko, Vice President Lesle Horton, Secretary/Treasurer Toni Shrader

Board Members: David Schneider, Babs Petelos, Brian McCarty, Emory McDaniel
18 Homeowners

Margo called the meeting to order at 7pm.

OLD BUSINESS:

- Playground-Requirements of the city made the cost of the playground at the entrance prohibited. Board voted to remove the tennis court and place the playground there. City Council meeting is in June. When funds are available, we will look at putting the tennis court on the lot at the entrance which was the original plan. Keeping the playground close to the pool will give better usage and also eliminate some use from non residents.. The estimated cost of the project is \$70,000.
- Top Coat - Flag Cir.- Lisa called Rod Long, the City Engineer and he stated that the top coat is on the July/August 2013 schedule.
- Pool Opening – even though it was a beautiful and chilly day, we had a good turn out. Some people were even in the pool. Thanks to the committee for a great job.

FINANCIAL REPORT:

- At the August meeting, we will be discussing the possibility of a slight increase in homeowner yearly dues. The dues have been the same for the last 20 years. Due to rising maintenance costs, the anticipation of the cost of maintenance in the near future, as long as updates to property, warrant a small increase in dues. We want to protect and increase the value of our property and funds are needed.

NEW BUSINESS:

- Margo nominated new ARC nominee, Janie Bryant. Bryan approved and David second. Additionally, Philip Holcombe volunteered for ARC and was approved by the board – most communication is done via email. – meets every other month for about an hour – willing to research the covenants – responsible for approving homeowner's requests for exterior repairs, building plans, landscaping, etc. Anyone interested in serving on this committee, please contact Jody at the LCHOA office.
- New Contract when renting the clubhouse. The amount of deposit increase will be discussed at next meeting
- Pool Code – possible key fob for next year – what we have is not working- needs to be family specific-will discuss viable options at next meeting, along with hiring full time monitors for the first month the pool is open .

- Lake – We have added \$880 in crawfish – lake is full of huge bass! We do have a Catch and Release policy.

CONCERNS OF HOMEOWNERS:

- The beavers have built a dam at the end of White Stone Way. American Lawn will be called to remove the dam. There have been approximately 17 beavers caught and removed from our lake/creek areas over the past two years. We will continue to address the problem.
- Question of painting the street light posts and change to LED bulbs. Jody will be calling to check if this is on city schedule.
- Concerns that we need to be a swim/tennis community as soon as possible. A special assessment could be considered as a possible solution.

Meeting adjourned at 8:31pm

NEXT MEETING – August 5, 2013 7pm