

## Lakes 1 HOA Meeting

06/10/08

Issue	Status	Action Items
Called to Order: 6:30pm		None
Approval of March minutes	The \$2750 check mentioned from Pulte was for Lakes 2, not Lakes 1.	None
Board composition	Joy was added to the board to replace Margaret.	None
Finance update	<p>Financials as of 5/31:</p> <p>\$76849 total liabilities and fund balances</p> <p>\$52769.84 in CD</p> <p>\$6177.47 in capital reserve account</p> <p>\$17222.15 in operating account</p> <p>Accounts receivable: \$680</p> <p>Expenses for May included schedule payment to capital reserve, utilities, grounds, and property management. We are on target for our budget.</p> <p>We finally got agreement from Lakes 2 on sharing cost of lake maintenance, and this month we will see expenses from Foster Pond.</p>	None
Pulte / Lake Cleanup	<p>The duckweed is now under control (cost was \$7100, split between Lakes 1 and 2) but long-term maintenance is necessary. We need to remove silt from the pipe opening and trash from the lake. Brickman and Foster Pond will take care of what they can reach from the banks, but anything out of reach needs a little boat and Foster Pond will take care of those at an extra cost. Unfortunately the town does not allow us to put a filter on our pipe opening to keep the trash down.</p> <p>For yearly maintenance fee for the lake upkeep Lakes 1 and 2 will share the cost according to the number of units in each neighborhood. Lakes 1 will pay the bill and seek reimbursement from Lakes 2.</p>	Talk to Brickman about lovegrass and briers (Randall & Ted)

	<p>We are recommending putting lovegrass spray back in to retain the bank for erosion control.</p> <p>Briers are back behind the 600 building on Sutter Gate.</p>	
Landscaping	<p>At the last meeting the board decided to get a new grounds contractor. Brickman (who is also doing the Master and Terrace 2) was selected.</p> <p>The communication is much better with Brickman than with Harvest.</p> <p>They come on Wed to do the natural areas and Thurs to do lawns.</p> <p>If you don't want your bushes trimmed put a sign out or tell them when you see them. It will happen soon.</p>	None
Building maintenance	<p>The HOA does not do exterior building maintenance. Usually we send a letter to the homeowner asking for repairs to be completed. Enforcement will be the responsibility of the Master per the covenants.</p>	None
CERT	<p>Gary is the president and trainer for the local CERT organization. CERT is Community Emergency Response Team and trains people to be able to assist in the event of natural disasters and the like. A new class is taking place on July 25, 26, and 27 and homeowners are welcome to sign up. There is no cost. We will place a link on our website to the signup form.</p>	Put link to CERT on our website (Liz)
Roads	<p>Gary is still trying to get with the town to give our streets away to the town. The issue is that we have just 4" of asphalt and there really should be 6". Streets are expensive to maintain and in 10-15 years will need repaving, so we want to give the streets and responsibility to the town.</p>	Keep communicating with the town (Gary)
Next Meeting	The next meeting will be Tuesday September	None

	9 <sup>th</sup> at 6:30pm in the clubhouse. This is a month later than normal to allow for summer vacations to wrap up.	
Adjourned: 7:00pm		None