

LOCHMERE HOMEOWNERS ASSOCIATION

JULY 2024 MONTHLY BOARD MEETING NOTES

Call to Order-Jim Crawford, Vice President

Roll Call of Attendees-Tim Velie

Board members present-Crawford, Wells, Gilbert, Lynn, Bisping & Velie

Not present-Hill, Evans & Epps

Resident Concerns from non- Board Members

Concern- additional mulch for playground

Board response – will obtain pricing of additional mulch

Concern- changing table for babies to be placed in women's restroom

Board response – Velie provided estimate of costs. Board approved purchase.

Concern- Possible addition of water fountain for pool area

Board response – Velie will research

Concern- replace clean out baskets for pool

Board response – will obtain pricing of additional mulch

Concern- increasing resident participation in Common Area activities

Board response – Board tentatively opted to hold two family activities in the fall

Concern- the possible additional of HOA software to aid in various aspects of managing the HOA, specifically communications and voting on issues.

Board response – Board expressed great interest in the topic but will table the idea until 2025

Approval of Minutes (June minutes approved via email)

Financial Report-Tim Velie

June financials: \$1,510 Expenses: \$17,391.08 Two major items in June were the sewer repair which costs \$4,108 and the pool monitor expense of \$3,019.50.

Year-to-date totals: Income \$1214,400 Expenses \$68,779

Accruals for 2025: Legal Expense \$6,000 Repairs & Replacements \$2,400

Resident concerns from board members - none

Old Business:

- * Greene lawsuit status-Board working to provide to attorney data concerning fence and tree line expenses in an effort to obtain court date
- * Tree planting project- meetings are being held to project accurate costs for trees
- * Stocking of lake with fish-fish supplier delayed stocking until fall
- * Status of Lake Wall-no change
- * Property Manager's Handbook-handbook is being reviewed to determine if there

is additional information which should be included. This is a work in progress.
* Pool repairs (skimmer and tiles)- having issues in getting these pool repair items completed. Will continue to work on these.

New Business:

Renewed discussions on island removal- this item was tabled to allow for more discussion

Electronic gate at pool- issued tabled for more research and discussion

Committee Appointments/Volunteers for:

- * Recreation/entertainment
- * Holiday/seasonal decorations
- * Covenant Revisions and Adoption

As referenced in the “Resident concerns/Board response” section of these meeting notes, several items were identified by a resident as possible activities for the Board to consider. The plan for the Board is to add functions at the Common Area to increase participation by more residents.

Other New Business-none

Review Board Report – Velie reported that the Review Board approved

- 1) plans for one new house; and
- 2) modifications to another unit concerning the deck and patio area.

Note: The Lochmere Board did approve the recommendation of the Review Board to add Casey Ostrander as a member of the Review Board.

Open meeting adjourned

Executive meeting session

Call to order – Jim Crawford

Covenant violations-

Status of previously reported violations – no major changes

New violations to report – one address was added as possible violators.

Executive Meeting Adjourned

Next meeting date – August 12, 2024 7pm Common Area Clubhouse