

LOCHMERE HOMEOWNERS ASSOCIATION, INC

MONTHLY BOARD MEETING NOTES

December 9, 2024

- **Call to Order** – Jim Hill

- **Roll Call** – Tim Velie

Members present – Hill, Crawford, Epps, Wells,
Gilbert, Lynn and Velie

Members absent – Evans and Bisping

- **Resident Concerns** – none

- **Lochmere HOA Facebook Status** –

Board scheduled initial announcement of “official
Lochmere Facebook Page” for January.

- **Approval of Meeting Minutes** (November minutes
approved via email)

Financial Report – Velie reported November income of \$600 compared to total expenses of \$35,432 which included \$28,277 in Repairs & Maintenance. This total included \$22,304 which is one-half of the cost of the pool repairs. That work is in the process of being completed. Total income YTD: \$152,000 Total Expense: \$174,000. The balance sheet for November 30th reflected the new loan balance of \$110,000.

- **Board Member Concerns**

Concern – trailer on Rosemeade

Board response - contact owner

Concern – excessive number of trash receptacles not being stored out of sight as required by covenants
Board response - to address issue subdivision-wide in Jan.

Old Business

- **Lawsuit** – nothing to report. Still awaiting court date. - Velie
- **Pool refurbishing update** – Tim Velie/Jim Hill
Work is in progress. Additional duties related to the pool revamping were discussed.
- **Standardized form for Review Board request-**
Form still in progress
- **Ongoing issues with the fountain in the lake** – Jim Hill reported that fountain was cleaned and has been working well since.
- **Additional bank account signer** – not completed as yet.
- **Clubhouse updates** - postponed until 2025
- **Cracks across walking track** – repairs postponed until 2025
- **Beneficial Owner Information Report** – report was filed by our accounting firm with Federal Government

New Business

- **Leaning pine tree over ATT communication boxes in parking area** – Velie trying to make contact with ATT
- **Frequently Violated Covenant Notice** – Board was provided sample of form which will be mailed with January invoices.
- **Plan for watering new trees** (after arborist completes his contract) – Hill described watering procedure which must be completed for new trees.

Review Board Report – Tim Velie

Open Meeting Adjourned

Executive Meeting Session called to order - Velie:

- **Covenant Violations**
Status of previously reported violations – Velie
New violations to report / Board actions - Velie
- **Covenant revision update** – Tim Velie

Next regular meeting:

January 13, 2025

6 pm

Please note time change for winter meetings.