

# **LOCHMERE HOMEOWNER'S ASSOCIATION**

## **BOARD MEETING NOTES**

**August 11, 2025**

- **Call to Order** – Bill Lynn, President
- **Roll Call** – Present: Lynn, Evans, Crawford, Gilbert, Beier and Velie  
Absent: Epps and Webb
- **Resident Concerns/Comments**  
**Concern: No resident concerns**
- **Approval of Meeting Minutes** (July minutes approved via email)
- **Financial Report** – Velie provided a recap of financial results for July 2025.  
Income was \$16,545. Expense totals were \$15,030 for a net gain of \$1,515.  
This was a fairly typical July. Groundskeeping expense was elevated due to \$700 expense to remove two dead trees. We did incur an additional \$890 in pool supplies. Repair and Maintenance expenses included work on the irrigation system and some sign purchases. Velie also provided a bank account reconciliation for the end of July. Adjusted bank balances at the end of July totaled \$109,318.
- **Board Member Concerns**  
**Concern:** Simerly tree issues causing issues with water lines. Tree may have to be removed.  
**Board response: FYI only.**

### **Old Business**

- o **Lawsuit** –Velie reminded Board members of the August 28<sup>th</sup> 10am court hearing of our lawsuit against Shannon Greene. We need residents to attend.
- o **Pool / filtration system repairs** – Velie reported additional repairs have been made. There may still be a small leak. Velie will contact Sequoyah Pools.
- o **Board resolution update** – Velie reported the resolution / amendment had been properly executed and recorded.
- o **Update on watering contract for trees** – Velie reminded the members that Trent Tree Service continues to water the new trees when needed.

Hopefully the trees will be mature enough to not require the HOA to water when Trent completes their scheduled watering.

- o **Replacement of fountain** – Velie reported that a third bid to replace the fountain was received. All bids came in at just under \$9000. Velie admitted modifying his thinking concerning the lake after walking the track a few times lately. The algae is terrible even with the monthly treatment the lake receives. Velie made a motion to purchase new fountain. Motion was seconded and approved by the Board.
- o **Groundskeeping Issues / Needs**- Lynn reported two trees invested with termites. We have requested Trent's take a look and advise us of appropriate measures.
- o **Geese control Update** – Bill Lynn reported on our efforts to rid or at least reduce the number of geese at the lake. Additional sensors were approved to purchase.
- o **Work on tennis court lights** – Velie reported work to replace lights around tennis court will be completed soon.
- **New Business**
  - o **Coyote issue** – a coyote was reported and residents were notified of the problem. Velie contacted Rainbolt Wildlife Control for help.
  - o **Repairs to clubhouse doors and walking track** – Having difficulty obtaining handyman to do the work. Several additional names were provided by attendees.
  - o **Ratification of Lance Hope to Review Board** – Motion made, seconded and approved to add Lance to the Review Board.
  - o **Benches around lake** –
    - (1) The Bispings requested permission to purchase and place a bench at the lake. Board approved with addition of HOA Board purchasing the donation plaque.
    - (2) Velie made a motion for the HOA Board to purchase a bench for the lake in honor of Pam & Jim Hill to recognize the outstanding efforts over the past several years in support of Lochmere. The motion was seconded and approved unanimously. Board to purchase plaque.

- o Key Cards – Velie reported the purchase of an additional 50 key cards as the supply was getting low.

### **Open Meeting Adjourned**

### **Executive Meeting Session Called to Order**

- o **Signing resolution** – A signing resolution was approved by the Board to remove Jim Hill as a signer on the First Tennessee Bank accounts and replace him with William Lynn.
- o **Review Board Report** – A list of open items was reviewed.
- o **Covenant Violations**- Velie provided a list of violations
- o **Past Dues list** – a list of residents with unpaid dues as of 7/31/25 was reviewed.

### **Executive Meeting Adjourned**

**Next meeting September 8, 2025 at 6pm at Lochmere Park Clubhouse**