

LOCHMERE HOMEOWNER'S ASSOCIATION

BOARD MEETING NOTES

March 9, 2026

- **Call to Order** – Bill Lynn

- **Roll Call** – Chrissy Evans

Present – Lynn, Crawford, Epps, Gilbert, Evans, Wells, Beier and Velie

- **Resident Concerns/Comments**

Concern – permission to make some lawn modifications and questions on generators

Board response – direct request to Review Board

Concern – condition / repairs to sidewalk at Common Area

Board response – item was on agenda to discuss

Concern – status of pool

Board response – all parties connected to pool opening have been contacted

Concern – various signs in lawns and at entrance

Board response – by the covenants, signs are not allowed. Very few residents read the covenants. Will try to make them aware of this.

Concern – request for Lochmere HOA to hold July 4th celebration

Board response – no official response provided at this time

Concern – algae in lake

Board response – treatment to lake for algae will begin soon

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

- **Financial Report for February 2026** – Velie's report for February 2026 included P&L, Balance sheet, Income & Expense spreadsheet. Income for February was \$16,575 and expenses totaled \$8,442 for a net increase of \$8,132. Net income as of end of February was \$85,139. Cash on hand was \$130,705 and outstanding loan balance was \$87,129.

- **Board Member Concerns**-none

- **Old Business**

- o Lawsuit –Velie reported hearing date changed to June 22. Extensive discussion followed concerning changes in relationship to adjacent property in connection with zoning modification request and new builder.

- o Additional Bank Account – Velie reported that he delayed opening new account for reasons relating to current loan and possible future changes in interest rates.

- o Replacing Security System – Velie signed contract and is waiting for installation date from provider.

- o Projects for 2026 – extensive discussion concerning some major expenditures primarily dealing with repairs and/or replacement of equipment.

- o Declaring war on geese – Velie identified possible methods in our attempts to deter the geese from invading our property

- **New Business** – issues with new trees. Having them tested for disease so they can be treated

- **Open Meeting Adjourned**

- * **Executive Meeting Session:**

- o Annual Meeting / Board Membership – Velie discussed items relating to annual meeting.

- o Trash Receptacle Initiative – initiative will be introduced at annual meeting

- o Review Board Membership – Lynn identified the Review Board’s intention to add one or more new members.

- o Review Board Report – Lynn discussed some of the changes being made by the RB.

- o Covenant Violations – Velie reported three or four violations which have been addressed.

○ Major Expense Items – the Board continued conversations on some major expense items, primarily repairs and replacements. These included light fixtures at the park, sidewalk repairs and spraying the grass to deter geese. Velie made a motion to approve two contracts but moved to table the sidewalk contract due to further research needed. Motion was seconded and approved.

○ Past Dues – Velie reported on past due accounts

• **Executive Meeting Adjourned**

Next meeting April 13, 2026 at 6pm at Lochmere Park Clubhouse