

# LAKESHORE COMMUNITY ASSOCIATION

## BOARD OF DIRECTORS MEETING THURSDAY, AUGUST 25, 2016 WESTLAKE CITY HALL, COMMUNITY ROOM

### MINUTES

The Board of Directors Meeting of the membership was called to order at 5:38 p.m. at Westlake City Hall.

### PRESENT AND FORMING A QUORUM

Michael Foore, Ann Nelson, Richard Donohue and Sandy Olsen.

### OTHERS PRESENT

Tish Matthews, Association Manager, The Emmons Company  
Michele Brooks, Recording Secretary, The Emmons Company  
Ryan Moberly, Ventura Pest Control  
10 Members

### MINUTES

The minutes of the July 28, 2016 Board of Directors Meeting were reviewed. Richard Donohue made a motion to approve the minutes as presented. The motion was seconded by Sandy Olsen and passed unanimously.

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### FINANCIALS

Michael Foore presented the July 2016 monthly financial statements. Total cash-on-hand as of 7/31/16 was \$2,748,104.10. Ann Nelson motioned to accept the July 2016 financial statement as presented. Sandy Olsen seconded the motion and the motion was passed unanimously.

Richard Donohue motioned to reinvest with Morgan Stanley two CDs that are reaching maturity on 8/29/16 and 9/13/16. Michael Foore seconded the motion and the motion passed unanimously.

Michael Foore motioned to move the Dock Money Market Account with Union Bank to a regular checking account. Ann Nelson seconded the motion and the motion passed unanimously.

The delinquency report was reviewed.

### PRESIDENT'S REPORT

Michael Foore presented the president's report.

### MANAGEMENT REPORT

Tish Matthews presented the management report.

### GUEST SPEAKER

Ryan Moberly with Ventura Pest Control spoke about rodent control options.

### ARCHITECTURAL COMMITTEE

Richard Donohue provided a summary of the architectural committee meeting.

### LANDSCAPE COMMITTEE

Sandy Olsen provided the landscape committee update.

# LAKESHORE COMMUNITY ASSOCIATION

## **TREE COMMITTEE**

Trish Pettinelli provided a tree committee update. The next tree trimming is scheduled for February 2017.

## **POOL COMMITTEE**

Jaye Oliver was not present. The chairs have been strapped. Umbrella part has been ordered. Signs were requested to "close umbrellas after use". Batteries are needed for the clock in Pool #1.

## **DOCKS AND WLMA**

Bill Kneble provided a dock and WLMA update.

## **GOODWILL AMBASSADOR**

The Goodwill Ambassador was not present.

## **SUMMER PICNIC**

Terese Schwartz was not present.

## **NEW BUSINESS**

- Proposal from Wayne Nakamura Wrought Iron for repair and installation of wrought iron fencing for the docks was reviewed. Richard Donohue motioned to accept the proposal in the amount of \$2,150. Sandy Olsen seconded and the motion passed unanimously.
- The 32094-32095 Waterside drainage bids were reviewed. Sandy Olsen motioned to accept Quality Ag, Inc. proposal dated 08/24/16 in the amount of \$5,255 subject to review by legal counsel. Michael Foore seconded the motion and the motion passed unanimously.
- An appeal to the Board from 32105 Lakemeadow Lane after denial from the Architectural Committee was reviewed. Member was present to provide an overview of the events to the Board. Richard Donohue motioned to retain the decision of the Architectural Committee to deny the application. Ann Nelson seconded the motion. The motion failed 1-3. Ann Nelson motioned to approve the member's choice of either Gray Cloud or Ellie Gray. Member to choose whichever color has the most contrast with the neighbor's home. Sandy Olsen seconded the motion and the motion passed unanimously.
- Correspondence appealing to the Board to allow a den conversion at 32143 Lakemeadow Lane to remain was reviewed. Sandy Olsen motioned to deny the appeal due to the conversion being in violation of the CC&Rs and city ordinance. Richard Donohue seconded the motion and the motion passed unanimously.
- Sidewalk repair bids were reviewed and were tabled pending additional information.

## **MEMBER CORRESPONDENCE**

- Correspondence from 32095 Waterside Lane was reviewed.
- Correspondence from 32040 Waterside Lane regarding Lakeshore trespassers was reviewed.

## **MEMBER COMMENTS**

Member commented on security and fencing.

## **NEXT MEETING**

The next Board of Directors Meeting is scheduled for September 22, 2016 at City Hall.

## **ADJOURNMENT**

There being no further discussion, the meeting was adjourned at 8:13 p.m.

Respectfully Submitted,  
Michele Brooks  
Recording Secretary