

LAKESHORE COMMUNITY ASSOCIATION

BOARD OF DIRECTORS MEETING WEDNESDAY, APRIL 25, 2018 THE EMMONS COMPANY

MINUTES

The Board of Directors Meeting of the membership was called to order at 5:31 p.m. at The Emmons Company.

PRESENT AND FORMING A QUORUM

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

OTHERS PRESENT

Tish Matthews, Association Manager, The Emmons Company
Veronica Landeros, Recording Secretary, The Emmons Company
Seven Members

MINUTES

The minutes of the March 28, 2018 Board of Directors Meetings and Executive Session (for hearings and legal) were reviewed. Sandy Olsen made a motion to approve the minutes as presented. The motion was seconded by Michael Foore and passed unanimously.

FINANCIALS

Michael Foore provided an overview of the March 2018 Financial Summary Report. Total cash-on-hand as of 3/31/18 was \$2,740,464.47. Michael made a motion to accept the February 2018 financial statement as presented. Sandy Olsen seconded the motion and the motion passed unanimously.

The Premier America Credit Union CD will mature on 4/23/18. Michael Foore made a motion to authorize The Emmons Company to renew the CD with Morgan Stanley to an 18 month term CD at a rate no less than 2.35%. Sandy Olsen seconded the motion and the motion passed unanimously.

The Delinquency report was reviewed.

PRESIDENT'S REPORT

No report provided.

MANAGEMENT REPORT

Tish Matthews presented the management report. Nomination forms and electronic consent forms have been sent out to all members. A site visit will be set up for an electronic fob access system for the pools and gates. An overview of the statistics report from Secural Security Corporation was provided. There were 81 visits (3 per day) for the reporting period of 3/23/18-4/18/18. There were a total of 152 contacts with 146 being positive and 6 negative. Tish provided an overview of the greenbelt lighting installation schedule.

An inspection report was sent to The Emmons Company for the County of Los Angeles Public Health Department. An overview of the report was provided.

ARCHITECTURAL COMMITTEE

Richard Donohue was not present at the meeting. The architectural meeting minutes for April 2018 were reviewed.

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LANDSCAPE COMMITTEE

Sandy Olsen provided the landscape committee update.

A member was present at the meeting to discuss the landscape in the common area behind his home. The homeowner had some suggestions of what he would like planted. The landscape committee will consider his request.

There will be a proposal for a butterfly garden at the end of Sailview Lane.

TREE COMMITTEE

No report.

The member from Lot# 8001 was present at the meeting to discuss concerns regarding a tree that was improperly trimmed behind her home. The member had concerns due to the obstruction of her view.

POOL COMMITTEE

Jaye Oliver was present at the meeting. The Pool heat will be turned on May 18, 2018. There is a hole in the mesh at the gate at pool #1. Another umbrella is needed for pool #2.

DOCKS AND WLMA

Bill Knebel was present and provided an update.

GOODWILL AMBASSADOR

The Goodwill Ambassador was not present at the meeting.

The garage sale will be held on Saturday May 12, 2018.

OLD BUSINESS

The Board reviewed the umbrella insurance renewal quote from Steve D. Reich Insurance Agency. Sandy Olsen made a motion to accept the umbrella renewal quote with an annual premium of \$2,750. Ann Nelson seconded the motion and the motion passed unanimously.

NEW BUSINESS

The member from Lot# 0101 was at the meeting to discuss his request for a lot line adjustment. The board directed management to have DB, a consultant, review and advise the board.

The Board reviewed the bids from Ventura Pest Control for non-toxic bait stations. Michael Foore made a motion to accept the non-toxic Bait station and snap trap bid with an initial cost of \$240.00. The change will be made at the next scheduled service date and will be re-evaluated by the Board in four months. Sandy Olsen seconded the motion and the motion passed unanimously.

The Board reviewed the proposed 2018/2019 budget. Michael Foore made a motion to accept the proposed budget as presented. Sandy Olsen seconded the motion and the motion passed unanimously.

The Board reviewed the landscape bids provided by Slade. No decision is being made at this time. The Landscape committee will further review and the bids will be reviewed at the next meeting.

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CORRESPONDENCE

The Board reviewed the written correspondence from the member at Lot# 1103. The member wanted to express his appreciation to the Board Members and Committee members for their excellent work.

The property manager and tenant for Lot# 2503 were present at the meeting to discuss the open violations at the property. The property manager requested that the violations be closed out. The Board advised that the representative would need to meet in an executive session to discuss their situation.

The member from Lot# 2504 was present at the meeting to discuss a request for a party at beach #2.

NEXT MEETING

The next Board of Directors meeting is scheduled for May 23, 2018 at 5:30pm at Westlake Village City Hall.

ADJOURNMENT

There being no further discussion, the meeting was adjourned at 7:44p.m.

Respectfully Submitted,
Veronica Landeros, Recording Secretary