

# LAKESHORE COMMUNITY ASSOCIATION

## BOARD OF DIRECTORS MEETING WEDNESDAY, JULY 22, 2020 VIA TELEPHONE CONFERENCE

### MINUTES

The Board of Directors Meeting was called to order 5:33 p.m. via telephone conference.

### ON THE CONFERENCE CALL AND FORMING A QUORUM

Michael Foore, Bill Gregor, Ann Nelson and, Kurt Feddersen.

### OTHERS PRESENT

Michele Brooks, Association Manager, The Emmons Company  
Veronica Landeros, Recording Secretary, The Emmons Company  
Julia Gomes – Accurate Termite and Pest Control  
Three Members

### MINUTES

The minutes of the June 24, 2020 Board of Directors Meetings, the June 30, 2020 Executive Session, for (hearings and legal) were reviewed. Bill Gregor made a motion to approve the minutes as presented. The motion was seconded by Michael Foore and passed unanimously.

### RODENT CONTROL

Julia Gomes with Accurate Termite and Pest Control was present on the call to discuss options for pest control. Accurate specializes in servicing HOA's. Julia provided an overview of the company and the technology that is used. Julia also provided an estimate of costs.

### FINANCIALS

Kurt Feddersen provided an overview of the June 2020 Financial Summary Report. Total cash-on-hand as of 6/30/20 was \$2,848,285.74. Bill Gregor made a motion to approve the financial report as submitted. The motion was seconded by Ann Nelson and passed unanimously.

The delinquency report was reviewed.

### PRESIDENT'S REPORT

N/A

### MANAGEMENT REPORT

Michele Brooks presented the management report. The Paddle Tennis Court and Pools remain closed due to COVID-19. There have been multiple reports of trespassers at the pool over the past weekend. The installation of the stairway bollard lights has been delayed until September. The next round of tree trimming will begin August 3, 2020. An overview of the Ventura Pest Control activity report and Secural Security report was provided.

### ARCHITECTURAL COMMITTEE

The architectural log was reviewed and meeting minutes were reviewed. The next architectural meeting is TBD.

### LANDSCAPE COMMITTEE

Ann Nelson provided an update. The next landscape walk is TBD due to COVID-19.

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## TREE COMMITTEE

Trish Pettinelli was not present at the meeting.

## POOL COMMITTEE

Jaye Oliver was not present at the meeting.

The pools remain closed due to L.A. County guidelines due to COVID-19. Proposals will be solicited for a new pool maintenance vendor.

## DOCKS AND WLMA

Bill Kneble was present at the meeting and provided an update. Proposals are being solicited for new bumpers for the 700 docks.

## OLD BUSINESS

The Board reviewed the proposed dock policy revision to section **8) No Dock Alterations**. The proposed revision was published in the July Newsletter. A motion was made by Michael Foore to modify the dock policy with the proposed revision. The motion was seconded by Bill Gregor and passed unanimously.

## NEW BUSINESS

The Board reviewed the proposed amendment to Architectural Rule 3.7(c) which address the submittal of paint colors not included in the current exterior color palette. Michael Foore made a motion to submit the amendment to the membership for a 30-day comment period. The amendment will be published in the next newsletter. The motion was seconded by Ann Nelson and passed unanimously.

The Board reviewed proposed “no swimming” signage that will be placed surround the lake. WLMA will take the responsibility of ordering the signage and will bill Lakeshore for its portion of the signs.

The Board discussed installing locks on the gates to the docks due to recent theft.

The Board reviewed the proposal from BPR Inc. for trip hazard removal. A walk of the entire greenbelt was completed and a proposal for areas of concern was provided. Michael Foore made a motion to approve the proposal from BPR Inc. for dustless horizontal saw cutting in the amount of \$7,950.00. The motion was seconded by Bill Gregor and passed unanimously.

The Board reviewed the Community Associations Institute Annual Membership renewal. Ann Nelson made a motion to approve the Community Associations Institute Annual Membership renewal in the amount of \$310.00. Michael Foore seconded the motion and the motion passed unanimously.

The Board reviewed the proposal from Slade Landscape to install new sand at all three beaches in the amount of \$14,940.00. No decision was made at this time.

## CORRESPONDENCE

**Elaine Roche** – The Board reviewed correspondence from the member requesting treatment for ants. The Board agreed to send a response to the homeowner advising that this is a maintenance responsibility of the individual homeowners.

**Bill Robe** – The Board reviewed correspondence from the member suggesting that a map of the community be posted on the Lakeshore website.

## MEMBER COMMENTS

N/A

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## **NEXT MEETING**

The next meeting is scheduled for August 26, 2020 at 5:30 p.m. via telephone conference

## **ADJOURNMENT**

There being no further discussion, the meeting was adjourned at 7:38p.m.

Respectfully Submitted,

Veronica Landeros,  
Recording Secretary