

LAKESHORE COMMUNITY ASSOCIATION

BOARD OF DIRECTORS MEETING WEDNESDAY, APRIL 27, 2022 @ 5:30 p.m.

MINUTES

The Board of Directors Meeting was called to order 5:39 p.m. by Bill Gregor.

BOARD MEMBERS PRESENT AND FORMING A QUORUM

Bill Gregor, Kurt Feddersen, and Louise Hartsock.

ABSENT MEMBERS

Ann Nelson and Michael Erickson

OTHERS PRESENT

Tami Zuccolillo, Association Manager, The Emmons Company

Dee Jenkins, Recording Secretary, The Emmons Company

Four (5) Members

MINUTES

The minutes of the March 23, 2022 Board of Directors Meeting were reviewed. **Motion:** Louise Hartsock made a motion to approve the minutes as amended. The motion was seconded by Bill Gregor and the motion passed unanimously. The March 23, 2022, Executive Session for Hearings, Legal and Contracts were reviewed. **Motion:** Louise Hartsock made a motion to approve the minutes as amended. The motion was seconded by Bill Gregor and the motion passed unanimously.

FINANCIALS

- Kurt Feddersen provided an overview of the February 2022 and March 2022 Financial Summary Report. Total cash-on-hand as of 3/31/22 was \$2,904,764.40. **Motion:** Bill Gregor made a motion to approve the financial report as submitted. The motion was seconded by Kurt Feddersen and the motion passed unanimously.
- The Delinquency report was reviewed.

MEMBER COMMENTS

- A homeowner was present to talk about a dedication/donation program as a thank you to Lakeshore committee members.
- A homeowner was present to discuss a party on the beach that was not approved. Also, outside neighboring association homeowners using the pools who do not live in Lakeshore.

PRESIDENTS REPORT

Bill Gregor presented the presidents report. The Board went over water cut back to only one (1) day a week beginning June 1. Inflation is up 7% and labor cost going up. Landscape and maintenance going up. Lakeshore property insurance is going up as it was non renewed by the current carrier.

MANAGEMENT REPORT

Tami Zuccolillo presented the management report.

- New signage for pool on order.
- Pool wrought iron fence painting is complete.
- Discussed pergola proposal for pool 3.
- Pool 3 cleaning of tiles.
- No update on new organic trash cans for waste disposal.
- Installation of locks on the docks will match pool key-proposal to follow
- May 9, 2022, pool 1 construction.

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Tenant Listing– The Board reviewed the tenant log.

Secural Security and Accurate Termite and Pest Control – The most recent reports were reviewed.

ARCHITECTURAL COMMITTEE

The architectural log was reviewed.

- The next architectural meeting is scheduled for May 1, 2022.

LANDSCAPE COMMITTEE

Louise Hartsock provided an update. The Board discussed to postpone/revisit landscape proposal until next fiscal year. **Motion:** Bill Gregor made a motion to revisit landscape proposal until next fiscal year. The motion was seconded by Kurt Feddersen and the motion passed unanimously.

TREE COMMITTEE

No report provided by Kathy Gilbert.

POOL COMMITTEE

Jaye Oliver provided an update on the pools.

DOCKS AND WLMA

Bill Knebel had no current update to provide at this time.

OLD BUSINESS

Pool 1 Proposal - The Board discussed Aqua-Leisure Services proposal. **Motion:** Louise Hartsock made a motion to approve proposal in the amount of \$1514.69 to remove two old lights and replace with LED white lights. The motion was seconded by Kurt Feddersen and the motion passed unanimously.

NEW BUSINESS

Painting Proposal: The Board discussed Bluewater painting proposal which noted repair and repainting of short walls at perimeter of pool #2, circular wall at entry and serpentine wall at entry. **Motion:** Louise Hartsock made a motion to approve painting proposal in the amount of \$3460. The motion was seconded by Bill Gregor and the motion passed unanimously.

Insurance Renewal Review – The Board discussed the two proposals received from LaBarre/Osknee and Steve Reich. **Motion:** Bill Gregor made a motion to accept the proposal from LaBarre/Osknee. The motion was seconded by Kurt Feddersen and passed unanimously. Detailed information will be provided to the membership along with an updated copy of the insurance certificate.

Pool Hours/Open Early – The Board discussed whether to adopt alternative times for the pool hours or to keep the current pool hours. Ultimately, the Board determined to keep the pool hours as they currently are. Additionally, the Pools will be heated starting on May 26th in time for the Memorial Day weekend.

Proposed Paint Schemes – The Board reviewed the proposed additional paint schemes which did include the removal of some redundant schemes. After further discussion, the Board requested the architectural committee take a second look to confirm and present at the May meeting.

CORRESPONDENCE

N/A

MEMBER COMMENTS

A homeowner present had concerns regarding who was responsible for the sidewalks in the association pertaining to a trip or fall.

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NEXT MEETING

The next General Session Meeting is scheduled for May 25, 2022, at 5:30 p.m.

ADJOURNMENT

There being no further discussion, the meeting was adjourned at 7:59 p.m.

Respectfully Submitted,

Dee Jenkins,
Recording Secretary