

LAKE HAUS CONDOMINIUM ASSOCIATION
MINUTES FROM THE BOARD OF DIRECTORS' MEETING
5:00 PM November 15, 2014 in Unit D-12

CALL TO ORDER: Tom Griesser, President

ATTENDANCE: Tom Griesser, Dave Lasaitis, Scott McDill, Jack Zeller (via Skype), our newest homeowner, Bill Griffith A-03, Tim and Cindy Brady.

ACCEPTANCE OF LAST MEETING'S MINUTES: Dave made a motion to accept these minutes, Jack seconded; passed unanimously.

TREASURER'S REPORT: Jack Zeller, Treasurer.

- ❖ For the month of Oct. the HOA overspent \$13,419.00 from the projected budget. (This came from the added expenses from the dryer vent installations and the first payment installment for the F & G Building flat roof replacements.) Jack assured that there will be \$20,000 for Special Maintenance for next summer. While reviewing the projected budget for 2014-2015 categories, Scott proposed to raise the amount for Irrigation and Land to \$12,000.

MANAGER'S REPORT: See attached report

OLD BUSINESS:

1. Playground equipment fund:
 - a. A tether ball station has been installed. Total cost of \$86.17
 - b. The fund has a total of \$730.83. Next fund raiser is to make and sell dog cookie treats.
 - c. Dave Lasaitis will research cost of playground equipment this winter. Dave reported that the equipment will probably run \$2,500.00 with free installation and a 25 year warranty.
2. Kayak rack: A rack was purchased from Frisco Marina. It is now being used by one homeowner for winter storage.
3. Entrance signs: We have two bids for the entrance signs and one sketch. Getting reflective materials and paint has proven to be expensive. Most of the sign shops are also extremely busy so this project may not be completed until the spring of 2015. Sketch and estimate provided. Initial reaction to the new design was favorable. The property managers were asked to keep the Board up to date on the progress of the signs.

NEW BUSINESS:

1. A-06 is in the process of foreclosure. H/S was contacted and will create a lien against the property for owed HOA dues. We will be contacted when it is finalized with the County. We also have a lien on the property for the Special Assessment loan.
2. Course of action if homeowners do not complete their electrical work prior to March 1, 2015. The Board has agreed to place a Mechanical Lien on the property and pay for the electrical work to be completed.
3. The homeowner of D-06 was fined \$100.00 for his tenants continued smoking of marijuana in the condo and creating a nuisance for the surrounding condos.

ADDITIONS TO THE AGENDA FROM HOMEOWNERS:

1. It may surprise you that I do not have anything to add to the agenda except to thank the current Board members for their service. Sumio Go E-08
2. Just the item re: a cell repeater to help alleviate the lack of coverage in the Cove. Sarah Beth and Steve Cliatt F-04. This suggestions was forwarded to the president of the SCRA for their consideration also. Homeowners are encouraged to contact their cell phone provider and request a booster for their cell phone. We have Board members that have ATT and Verizon and the boosters work great. They were also able to get these boosters at no charge. If a homeowner uses T Mobile, the phone can be set for Wi-Fi preference in settings and will work off the internet of the unit.
3. Owner of F-5, Joann Leone does not want the snow piled up and blocking her view. Property Managers have agreed to work with the plow company.

SET DATE AND TIME OF NEXT MEETING: Two dates were proposed, either the 21st or the 28th of Feb. Property Managers will create a Doodle Calendar for the Board Members.

ADJOURNMENT: Dave made a motion to adjourn; Tom seconded; it passed unanimously.