

**LAKELAND HILLS HOMEOWNERS ASSOCIATION**

**BOARD OF DIRECTORS**

**February 23, 2021 7:00 PM**

A meeting of the Board of Directors of Lakeland Hills Homeowners was called to order by Mr. Andrew Rawls, Chair, at 7:00 p.m. on Tuesday February 23, 2021; which was held via Zoom video conference; and at which a quorum was present.

**ATTENDANCE**

The following were present:

**Board Members**

Dan Snyder (term 2021)

Josh Davis (term 2022)

Deborah Gordon (term 2023)

**Officers**

Andrew Rawls, President

Andreas Ellis, Secretary & Treasurer

**Absent:**

**Others**

**Minutes**

The minutes of the Board of Directors of the January 26, 2021 were then approved via motion made, seconded, and unanimously approved by the directors.

## **1. Presidents Report:**

Mr. Rawls reported how aside from 1 homeowner submitting an ACC Application for Change the past month had been very quiet, with respect to HOA activities. He remarked that the position of ACC chair was still open and he was actively seeking candidates.

## **2. Financial**

Mr. Ellis reviewed with the board both the January financial statements for the Association. He reported that in the month income was just over \$7,750.00 and reflected receipts of 2021 annual dues from 155 homeowners. He noted that expenses were primarily printing, postage, and the annual PO Box renewal. The directors reviewed and discussed several of the expenses incurred and the status of outstanding 2021 HOA dues.

After discussion, the financial report was approved by motion made, seconded, and passed unanimously.

## **4. Committee Reports**

### **a. Architectural Committee:**

Mr. Rawls noted that the submitted the ACC Application for Change was from a homeowner on Kennedy who had requested to install solar panels on his roof. This request had been approved. He asked for the Directors to help think of potential volunteers who might be suitable for the role of ACC Chair.

### **b. Welcome Committee**

Mr. Ellis reported on there had been no new homeowners during the month. He noted that the home at 5110 Mill Pond Drive had recently been put on the market and was expected to close quickly.

**c. News Letter Report**

Dan Snyder reported that the upcoming Winter Newsletter had been distributed and thanked the directors and officers for their help in passing these out to the HOA.

**d. Website Report**

Mr. Ellis reported the web site continued to be updated to show the current Zoom meeting information for the upcoming Directors meetings. This information could be found by home owners under the website's "Events Calander page". He also noted that the homepage had been updated to show a more winter scene picture of the main entrance into the Lakeland Hills neighborhood

**5. Old/New Business**

**a. Old Business**

Mr. Ellis reported how he had engaged the law firm of Burns Law PLLC to review and comment on the drafted changes made to the current HOA guidelines. He noted that as of yet Burns Law had not completed this engaged.

**b. New Business**

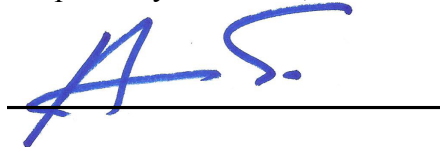
Mr. Ellis reported how the office of State representative Hans Zeigler had requested the opportunity to meet with the directors at some upcoming meeting. Representative Zeigler serves the Pierce county district and not the homeowners in our specific HOA;

which is in King County. Because of this the directors affirmed the recommendation to not invite Representative Zeigler.

## **6. Adjournment**

With no further business, the Board of Directors meeting was adjourned at 8:30 p.m. The next meeting is scheduled for March 23, 2021 and to be via Zoom video conference; based on COVID-19 limitations in effect at that time.

Respectfully submitted,



Mr. Andreas Ellis, Secretary & Treasurer  
Lakeland Hills Homeowners Association