

LAKELAND HILLS HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS

August 25 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 7:04 p.m. on Tuesday, August 25, 2021, which was held in person at Sunset Park; and at which a quorum was present.

ATTENDANCE

Board Members:

Dan Snyder (term 2021)

Josh Davis (term 2022)

Deborah Gordon (term 2023)

Officers:

Andrew Rawls, President

Andreas Ellis, Secretary & Treasurer

Absent:

none

Others in Attendance:

none

Minutes

The minutes of the Board of Directors meeting of the August 3, 2021, were approved via motion made, seconded, and unanimously approved by the directors.

1. Presidents Report:

Mr. Rawls commented that the past month had seen little activity to report. He did not have any material news or activity to report this since the last meeting. He did want to note for the record his appreciation and thanks to Lynn Snyder. He noted that for the past several years she has shown great creativity and hard work composing and drafting the quarterly news letter "Hill Talk". He wanted to recognize her efforts and spirit of volunteerism and recommended the board approve purchase of a \$50.00 gift card for her.

The directors discussed this recommendation which was then was approved via motion made, seconded, and unanimously approved by the directors.

The Directors then instructed and authorized the Treasurer to purchase this gift card consistent with the action just approved.

2. Financial

Mr. Ellis noted that given the timing of the last meeting he had reported both June and July financial reports and therefore did not have anything to report at this time.

4. Committee Reports

a. Architectural Committee:

Mr. Rawls updated the committee on a few ACC matters. He noted recent requests to park RV for extended periods which had been denied. The homeowner had been informed that such parking was to be for short term basis only and if on an extended or permanent basis the vehicle needed to be parked behind a screened or fenced area and not visible from the street.

He then discussed certain homeowners who continued to be in violation of ACC guidelines and who had been informed of such infractions during the recent Spring Walk-about. He noted that of those who'd received follow up letters of warning only 1 homeowner remained out of compliance. He recommended a final letter of notice be sent to the homeowner and this letter inform them that should the violations not be corrected by August 28 the board has authorized, consistent with HOA guidelines, a daily fine of \$10.00 until corrected.

The directors discussed this and after careful consideration the recommendation was approved via motion made, seconded, and unanimously approved by the directors.

b. Welcome Committee

none

c. News Letter Report

Dan Snyder shared with the directors the final draft copy of the fall news letter, which was scheduled for distribution the last week of August. He noted how the focus was on back to school and fall home and yard clean up. He also noted there was promotion of the Annual Homeowners Meeting and the Neighborhood Night out. Dan Snyder and Andrew Rawls volunteered to handle the folding, stuffing, and mailing; following printing of copies for distribution by Andreas Ellis.

d. Website Report

none

5. Old/New Business

a. Old Business

Mr. Rawls discussed the topic of the Annual Meeting in September and noted that since the Nominating Committee had not identified any candidates then HOA members would simply nominate candidates via either mail or from the floor during the meeting. Mr. Ellis confirmed that the Round Table Pizza location had been reserved but due to the restaurant reconfiguring the rooms there was less space, and with renewed COVID restrictions this might be an issue. The board discussed and agreed to hold the Annual meeting in the covered picnic area of Sunset Park and requested that Mr. Ellis make these necessary reservations with the City of Auburn Parks and Recreations. It was also discussed and confirmed that the meeting date would be September 28, and that

given an outdoor venue it would be held at 6:00pm, rather than 7:00pm. Immediately following the annual meeting the Directors and officers would hold the monthly board meeting. Mr. Ellis as Secretary and Treasurer reviewed with the directors the Annual meeting notification, cover letter, and agenda. He noted that, per HOA By laws, is to be mailed no less than 10 days and more than 50 days prior to the annual meeting date; and he planning it to be mailed on September 7. He also reviewed with the director to draft the proposed fiscal budget for the upcoming year 2022.

The directors and officers then discussed and planned for the HOA sponsored Neighborhood Night out. As previously discussed this would be done on 2 separated dates and locations. September 11, in the upper cul de sac on Mill Pond Loop, and September 15, on 50th street. Mr. Ellis reviewed with the board the proposed flyer announcing this and was to be mailed to all residents on August 30. Mr. Ellis the reviewed the proposed items to be purchased for the event which was designed to be an informal meet and greet. He listed hot dogs, buns, condiments, soda, water, juice type drinks; and no alcohol. Paper plates, napkins, table clothes, ice, and condiments of mustard, relish, and ketchup would all be purchased for this event. Tables, grills, and beverage basins would be borrowed from HOA directors and officers for the event. The events to be held from 5:00 - 7:00pm. In addition Mr. Ellis would purchase 8 gift cards so that each event could have a raffle with 4 winners selected on each of these nights and be given gift certificates in the amount of \$25.00 each to local Lakeland Hills restaurants.

This outline and recommendation was discussed by the directors and was approved via motion made, seconded, and unanimously approved by the directors...

b. New Business

None

6. Adjournment

With no further business, the Board of Directors meeting was adjourned at 8:09 p.m. The next meeting is scheduled for September 28, 2021, immediately following the Annual Homeowners Meeting, and to be at the Sunset Park picnic area

Respectfully submitted,



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