

## **Lake Forest Community Association Board of Directors Minutes of June General Meeting, 2002**

The Lake Forest Community Association met at Sydenstricker United Methodist Church on 5 Dec 2002.

Meeting came to order at 7:35 pm. 6 active Board members and 18 Association members were present.

### **Agenda:**

#### Old Business

- Approval of minutes

#### New Business

- Status of Annual Dues

- Trails Maintenance

- Entrance Beautification

- Community Awards Presentations

- Elections of New Board Members

- Terms expire for Gene Cole, Harry Hopkins, and Jennifer Yurina

### **Old Business:**

The draft minutes of the Dec 2001 General Meeting were read and approved without discussion.

### **New Business:**

**Status of Annual Dues:** Of 279 homes in the Association, dues have been collected from all but 8 homes. We have about \$35,000 balance in our checking account, and about \$35,000 in a CD. A financial statement was provided at the meeting. One resident complained about not receiving a bill, and Mr. Gilbert resolved that issue. There was also a discussion about AAA not honoring their agreement with the Association. AAA has sent a letter to several residents to that effect, indicating that tipping fees have increased at the landfill. By their agreement, AAA is permitted to pass on some increased costs, such as this.

**Trails Maintenance:** The worst area of trail condition lies between Maritime and Bertito, and that area will receive attention first. The estimate is about \$5150 for four specific areas of repair that are marked with spray paint. We expect the work to begin during late July. Since this is a budgeted expense, the work will proceed.

**Entrance Beautification:** Progress has been made on two of the three entrance plantings. Perennial shrubs were planted, and fewer annuals will be used to reduce the cost of recurrent plantings. Maritime and Cervantes are now finished, but there is not sufficient funds to improve Modisto. The budget for this project is expended for this year, after we pay for the water truck to maintain Cervantes and Maritime. The estimate for improvements to Modisto is \$1,500 which includes replacement of the soil and construction of a small stacked stone retaining wall. The Board may improve the Modisto entrance this fall if budgeted funds permit. A motion was made and seconded to raise the allocation for landscaping so improvements can be made to the Modisto entrance this year. The motion was carried by a vote of 10 to 8. Another motion was made and seconded to allocate an additional \$1500 to landscaping to improve the entrance to Modisto. Motion carried 10 to 6. A final motion was made and seconded to let the Board find the source of the \$1500 to improve Modisto. Motion carries by a voice vote. The Board will proceed with improvements to the Modisto entrance.

**Community Awards Presentations:** Mr. Wilson presented a plaque of appreciation to Mr. Cole for his years of service as a Board member. We also have a plaque for Ms. Yurina who has finished her term as a Board member.

**Elections of New Board Members:** Mr. Gilbert announced three vacancies on the Board. Mr. Hopkins was nominated to fill another term as a Board member. A motion was made to approve Mr. Hopkins for Board membership, along with announcing the need for two more volunteers to assist the Board. The motion carried. Mr. Wes Cox expressed an interest in joining the Board.

Mr. Hopkins requested ideas for improvements to the LFCA web site, [LakeForestCommunity.org](http://LakeForestCommunity.org) is the URL.

A resident complained in writing about loud refrigeration trucks belonging to Giant that are running at night. An inquiry will be made to the County zoning office.

A member asked about the Board sending letters of complaint regarding the poor upkeep of some homes in the neighborhood. A specific house on Maritime was cited as being an eyesore. The Board will look into the matter and take appropriate action.

As an update to the Monopole, a meeting was held last December, and 6 people showed up. The County approved the monopole, and construction was to have started during Feb, 2002. Latest status is unknown. Construction has not yet started.

A note of appreciation was passed to Ms. Tomlin for her work in maintaining the entranceway signs.

Meeting adjourned at 8:40 pm.