

**Minutes for the Lake Forest Community Association
Board Meeting
March 11, 2004**

The Lake Forest Community Association Board of Directors met at Bev's home at 7:30 p.m. on March 11, 2004.

Bev called the meeting to order at 7:35 p.m. In attendance were Bev Franklin, Wes Cox, Jim Evans, Bill Ethington, Steve Gilbert, Harry Hopkins, Evelyn Hempstead and Gloria Flick. Dave Wilson was absent.

The minutes of the February General Meeting were reviewed and approved.

Bill noted that Mr. Blankenship was beginning to make slight improvements to his back yard fence. His second letter will be modified to reflect his slow progress.

Evelyn is still checking on the status of the split entrance sign. And she is still checking with VDOT on the placement of our 3rd community sign. She estimated that it would cost about \$2,000 to install a stacked stone wall at the Cervantes entrance. At this time, we don't have the funds to commit to this project; it's on the backlog. Evelyn received an estimate from Randy for maintenance of the common areas, and it is the same as last year's, which she believes is reasonable. Evelyn will organize a volunteer session to spread mulch and soil conditioner at the three entrances at 10 am on Sat 20 March.

Steve asked about closing Modisto to left turns leaving the Community. This is not a new issue. Bev will call VDOT about this recurring issue.

Bev will be calling Ms. McConnell's office about placing a speed limit sensor in the neighborhood to remind drivers to slow down in the community.

Wes reports that 190 residents have paid the 2004 dues to date. Checking account balance with all pending deposits made is about \$21,544. He is not ready to discuss Reserves in detail, and that discussion will be deferred until next month. Harry suggested that the level of uncommitted reserves be established at a level equivalent to twice the annual value of dues collected. At current rates, that is \$30,690, which is about \$500 more than the current balance in uncommitted reserves.

Bev suggests a Community yard sale on Saturday 1 May. Harry will announce this on the Community web site. Jim will ask Sally to post an announcement on the signs.

Bev suggests that Harry include on the Board member section of the community web site a list of vendors that have done work for the Community. This will serve as a valuable archive of proven suppliers and vendors. She asks Board members to forward Harry names, addresses, and contact info for all known vendors and suppliers.

Bev will contact Pohick library to reserve a room for the June General meeting. We are tentatively planning for 10 June.

The 4th annual Community Day is scheduled for 18 September.

Next meeting will be Thursday 15 April at Bev's. 7:30 pm. The major topic to be discussed is the issue of Reserves.

The meeting adjourned at 8:30 p.m.