

LFCA Board Meeting, 14 Oct 10

1. Members present: Bev Franklin, Dave Wilson, Sam Packer, Wes Cox, Chris Lograsso, Al Brooks. Members absent: Nancy Thompson, Dan Kolcun, Pete Misuinas.
2. Late dues. There are still four dues out. Three of the four have received registered letters about delinquent dues. Bev called the lawyer regarding the delinquent Blankinship dues. The lawyer recommended allowing her to send a demand letter. This is cheaper than taking the matter to court. The previous registered letter sent by Wes was not picked up. A motion was made, seconded, and passed unanimously to send a demand letter. A letter will be sent to both homeowner and wife.
4. Bev called the county regarding options the homeowner association (HOA) has with respect to outside grounds that are continually miskept. If the grounds are really bad, the HOA can request an inspector review the property. The board has had an inspector come once before.
5. Bev asked for comments concerning the community day picnic. All agreed it went well, but next year we need to relocate to a spot with more shade, possibly to the end of Modisto and Fisherman's. It was nice having the volunteer policemen block off the street. The local firemen were also invited but did not attend. The food was good with not a lot left over.
6. Wes will pay our insurance this month. It is \$27 less than last year.
7. Chris received a question about the need for board permission to hold a yard sale. Homeowners do not need board permission to have a yard sale.
8. Bev receives the Herrity report. The section on community parking will be posted on the web site, as amended. The report also contained a warning about recent burglaries. Two unlocked cars in our neighborhood have had GPS systems and a computer stolen from them. This warning will also be posted to the web site.
9. Bev received a complaint from the homeowner at the corner of Bertito and Maritime. This is a school bus stop. The students leave behind cigarette butts and soda cans. The street sign was turned. This resulted in a contractor going to the wrong house and almost starting digging.
10. The board would like to update the data base, especially email addresses. It was suggested Peter send a test email to see how many accurate email addresses we have.

Sally will be asked to post a request for email addresses on the entrance signs. Bev will discuss with Harry the possibility of establishing an email mailbox.

11. ARC. Al received questions regarding a stone walkway and an outdoor propane tank for a fireplace. Propane tanks cannot be buried. The tank must meet county requirements. It was noted a house on Cervantes Court has had an outside propane tank for years.

12. The meeting adjourned at 8:15pm. The next meeting will be 11 Nov.