

LFCA Board meeting minutes – September 7, 2022

Board members present: Sam Packer, Wes Cox, Dave Wilson, Sarah O'Rourke, Nancy Thompson, and

Ex Officio members: Susan Hufsmith, Al Brooks

1. The meeting was called to order at 7:30pm via Zoom.
2. The August 2022 Board Minutes were approved with edits.
3. **Treasurer Report:** Wes reported that 2 Premium bills were received: \$350 for mulch along path off Cervantes Court and a \$312 monthly invoice. Current, year-to-date, expenses for the common areas' maintenance are \$3,295.71.
4. **ARC Report:** Matt provided this update prior to the meeting: ARC received a submission to paint the exterior of the home. The homeowner provided the two color samples (a light and dark grey) per the guidance and the board had no objections. The homeowner was notified that the ARC approved of the color. Another homeowner inquired about the process for requesting an exterior change (they are potentially renovating their kitchen and the plans may square a bay window). The homeowner was advised - once they have the plans pulled together - to submit those plans to the board for review and discussion.
5. **Trees:** Dave reported that in response to a LFCA email he called Murrays to remove 2 dead trees in the common area near 9109 Octavia Court.
6. **Welcome Letter:** Dave drafted and circulated the new homeowner Welcome Letter. The letter provides an introduction to the HOA and mentions some of the relevant guidelines. Among the topics mentioned are dues, ARC requirements, trails, and community activities. There are 2 attachments: the trail map and the ARC guide.
7. **Oktoberfest:** Stephanie mailed the postcards on September 6th and flyers were distributed at bus stops. Another email will be sent September 8th, with reminders to follow. Sharon will draft the notice to homeowners about the street closure, and Stephanie will distribute it. A Sign-up genius email has been sent for volunteers. Gerhard will update the website. There will be 2 food stations with tents at each end of the closed street. Set-up will start at 1:30pm, although chairs and tables will be delivered earlier. Board members & neighbors will supply coolers, trash cans and bags. Teresa will bring her camera. A tent will be provided by a resident for the Face Painter. Hot food will be cooked by board members and delivered by 3:45pm. The picnic will run from 4:30-7:30pm. Encourage everyone to RSVP.
8. New Business:
 - Good-bye for Al Brooks on September 13 at 5-7pm
 - LFCA email request for forwarded mail was handled by Wes
 - LFCA email indicating the trail on Paloma Lane is very overgrown. Premium will be asked to clean it up.

Meeting adjourned at 8:20 pm.