

Board of Directors Meeting Minutes
Lakewood Forest 1 HOA
Saturday August 5, 2015
1:30pm – 2:30pm
Location: Chris Smith's House

Board Members:

Present: Chris Smith, Abbi Breckwoldt, John Nielsen, and Marty Burger via telecom.
Absent: Dave Tabb A quorum was present.

Others present: None

Proceedings:

Meeting called to order by Chris Smith

Various informal discussions about the upcoming HOA meeting. renters, dues, parking, animal control, trash service

Discussion: When to hold the 2015 HOA Members meeting: Meeting was delayed from its regular date of the third Saturday in June. Sept. 5, 12, 19 do not work for various Board members. Would prefer a date that allows the full attendance of the HOA Board. A tentative date was set by the four board members attending, for Sept. 26, 9:30am. Date to be confirmed by Chris after talking with Dave Tabb.

Discussion: Topics for discussion at 2015 Members meeting:

- Animal Control issues: Review Llano County animal control regulations involving dogs on leashes, nuisance animals and potential consequences. Distribute copies of Llano County regulations and Formal Complaint Form.
- Parking Rules: Discuss where renters/guests should park, where they should not park. Reinforce what the rules are for the use of HOA common areas. There has been an RV parked in the canal park parking lot for over a month.
- Discounted Trash Service available to HOA members from Progressive Waste
- Assessments: New electronic bill via email from QuickBooks Online. This will be our process moving forward.
- Financial Report and current funds: Need more donations for Tree trimming, sprinklers for the parks, and road repair/resurfacing.
- Major Projects: Have a community dialog about what future major projects they would like to see and how to implement them.

Discussion: QuickBooks Online: Need a second person qualified with logon information and credentials. Only one HOA Board member has this information and the HOA records are at risk if something happens to that person.

Action Items:

- Chris will confirm 2015 HOA Members meeting date/time of Sept. 26, 9:30am to work for Dave Tabb
- Once a date is confirmed, Chris will draft a meeting notice and agenda for the upcoming HOA meeting to be sent out via email (and post mail for those without email).

Meeting adjourned at 2:30pm

Minutes submitted by President: Chris Smith