

Lake Forest HOA Board Meeting Minutes

May 20, 2020

- a. Call Meeting to Order – Zoom Meeting called to order at 7 pm.
 - a. Present: John Zelina, Steve DeZort, Alex Kravec, Richard Huckabee, Tony Cruz, Tom Deka, Jeff Flanick.
- b. Review and Approval of Annual Meeting Minutes from January 2020 – Approved
 - a. March 5th Annual Meeting Minutes to be reviewed and approved at next meeting.
- c. Finances
 - a. Treasurer’s Report- Alex reviewed Lake Forest Estates Income & Expense Report as of May 20, 2020.
 - b. Review Highlights:
 - i. Alex to send out follow-up letters for current and past dues.
 - ii. Follow-up needed on Residents with outstanding lines: lots [REDACTED].
 - iii. [REDACTED] – All late dues and fees paid in full.
 - iv. Reviewed dues online payment methods – PayPal is up to date. Suggestion may to consider other payment methods like Cash App.
- d. Common Properties Update
 - a. Mulch update, and fertilizing trees – Richard to set up meeting with Oscan from Ruby Landscaping to review:
 - i. Mulching needs
 - ii. Fertilizing the new trees and adding dirt where needed.
 - iii. Cutting back the tree branches in fence area on Prairie Crossing.
 - iv. Picking up the trash in the common areas.
 - b. Pond Signs – NOTICE: Use Common Areas. At Your Own Risk – need to install 6 ft. polls. All was in favor of this project.
- e. Capital Improvement Committee Update
 - a. Lighting project updates – Tom to take the lead on this project, to start later this month.
 - b. Tree addition to WW and Pergola – Steve to take the lead on this project.
 - i. This is expected to be a fall project.
- f. Committee Updates
 - a. Welcoming- Steve to follow-up with Resident who may be interested.
 - b. Decorating-Tony C – Tony suggested upgrade Pots in Pergola area, along with purchasing new benches.
 - c. Garage Sale – N/A
 - d. Block Party-N/A
- g. New Rules/existing declarations
 - a. Violation letters/communication updates – Letters will be sent to Residents of violations identified during the Community Walk.
 - i. Violations Reviewed: Landscaping requirements, Mailboxes, Trash Cans.
 - b. Other
- h. Miscellaneous
 - a. Website – the Board will continue to work with Jason.
 - b. Rzepka owned lots – JZ left message with Patty, Rzepka’s assistant on mowing their properties
 - c. Approval process for home additions – Reviewed and approved of email notification to Board Members.
 - d. Other business – Steve to follow-up with City on repair and upgrade of wooden boards on Fenced utility area around the pond, and the homes with boats on their property.
- i. Adjournment – Meeting Adjourned at 8:30 pm.