

TLHA Meeting Minutes, 2 Dec 2002

1. Meeting was convened at 7pm at the home of Darryl Harris, Board President.
2. First order of business was to elect Board positions from among the Board members (including those recently elected at the HOA meeting). Darryl volunteered to continue as Board President and John Ricci retains a Member-at-Large position. Bob Ingram volunteered to assume the duties as the new Vice President, replacing Tony Soares. Bill Hopkins accepted the new Member-at-Large position, and Ellis Sharadin as Secretary. All positions were approved by voice vote.
3. Darryl summarized results of the Ass'n meeting on 10 October, which was thinly attended by homeowners, partly due to bad weather.
4. Finance: The Ass'n still has 4 homeowners delinquent on paying dues for 2002. Darryl will send special letters out to them detailing the legal requirements and giving them until January to pay before we turn it over to attorneys for collection.
5. Frank Grim discussed proposed contract for 2003 on lakes maintenance. Cost is \$7486/year in 2001 and 2002 for weed control. this year anticipates a cost reduction to \$4944/year (less 5% if we pay the bill up front). The Board also agreed to renewal of contract for the next year, minus optional colorant services and with annual renewal, versus the triannual renewal offered by the company.
6. Frank also addressed hiring Aquatic Ecosystem Management Co. to maintain fountain pumps and lights. Recommended we not hire a monthly check of systems and instead do lube maintenance every 3 years and fix on an as-needed basis. Frank will also get estimates for light replacement on the fountain in Lake 2.
7. Lake Level: Some people want the lake level raised on Lake 1, but that results in ditch water backups around Lake 2. Frank would like to set it at 7" at the outflow pipe as a compromise position, and the Board agreed to try this level as a compromise position.
8. Christmas Decorations Contest: will be held the week before Christmas, 18-24 Dec. The BOD will vote on the best day and best nite decorations with prizes (\$30-40) for the winners and honorable mentions in the newsletter for runner-ups. Board members are to evaluate individually and forward their recommendations to Charles Rossi for tabulation.
9. Charles briefed the budget status. Capital Reserve Account lost \$322 to market fluctuations recently. Overall value of the accounts was \$52, 429 at end of October.
10. Ellis questioned when we're going to get out another Newsletter to homeowners. Darryl said he would push Randy Callam to try and get one out in the next month or so.
11. A motion was passed to give Frank Grim authority to proceed with light replacement on Lake 2 if the estimate is less than \$1800 without further board action.
12. Next BOD meeting: planned at Bob Ingram's home on Jan 6th at 7pm.

Minutes submitted by Ellis Sharadin, Secretary, 867-8816.