

**LFG HOA Board Meeting *MEETING MINUTES* Saturday, July 15th, 2023,
8:30 AM**

The meeting will be held in the office, or you can join virtually. Please check website.

Page	Agenda Item	Lead	Purpose Current Status
	Meeting call to order	Mark Pierpoint	8:33am
	Approval of Minutes: 6/17/23 Meeting Minutes Person's Present	Board	Motion to approve minutes: Jim Cochrane Second: Barbara Schoen All in Favor. Mark Pierpoint, Alan Nelson, Barbara Schoen, Jim Cochrane, Jason Kary, Doug, O'Neal Linda Meckel, Jessica Taff, Lauren Kettmann, Brenda Gill, Chester Rice, Emily Sullivan Absent: Kevin Morrison
	Homeowner Hearing/Correspondence: Unit 27 Unit 30 Unit 228 Unit 146	Board, Lauren Kettmann, Rich Luke Board, Lauren Kettmann Board, Lauren Kettmann Board, Lauren Kettmann	Ice dam damage, been dealing with it for 5 years. Patagonia Roofing to inspect and try to correct issue. Submitted an Architectural Modification Update form to replace retaining wall. It is in common area and HOA will come up with a plan to make the back of the units more uniform with matching retaining walls. Action: Come up with ideas for retaining walls behind units 19-37. The vent can be done with approval if it is done by a licensed contractor, meets code and gets all correct permitting. On list for heat tape trial but did not approve metal edge. New bedroom window, review at next meeting. Action: Linda and Alan to revise homeowner's handbook on HOA responsibility versus homeowner responsibility and clarify who handles the repair.
	Action Items from 6/17/23 Meeting: Action item #1: CC&Rs	Board	Secret Ballot: Teams Meeting.

	<p>Action item #2: Research New Truck options, Research New Storage Container cost</p> <p>Action item #3: Contact McClintock to move cost codes.</p> <p>Action item #4: Install Quiet Pool Sign, fix locks on pools, evaluate pool furniture and fencing.</p>	<p>Lauren Kettmann</p> <p>Lauren Kettmann</p> <p>Lauren Kettmann</p>	<p>Research new truck options, research new container options.</p> <p>Move 7370 to Reserve 9152. Received an estimate for the 3rd phase of the ADA project.</p> <p>Quiet pool sign installed. Would like to get a new lock system. Pool furniture will be pushed off until next year.</p>
	<p>Old Business: OB #1: New Truck, New Storage Container</p>	<p>Lauren Kettmann</p>	<p>Research new truck options, research new storage container.</p>
	<p>New Business: NB #1: Parking Proposal</p>	<p>Mark Pierpoint</p>	<p>New parking proposal presented. Parking tags to give to homeowners. Only allowed 2 spots but would have a different tag for overflow lot. Action: Attach parking proposal with meeting minutes.</p>
	<p>Committee Reports: None</p>	<p>None.</p>	<p>None.</p>
	<p>Financials: F #1: Budget Review</p>	<p>Jason Kary</p>	<ol style="list-style-type: none"> 1. 2023 Operating: 4.5K to approve bonuses. 2. 2024 Budget: Full amount for snow removal 5K increase. 3. 2024 Insurance: 125K 4. Reserve: Quiet Pool: 40K push to next year. <p>Monthly dues to increase from \$400 to \$420. Action: Total amount of damage from winter 2022.</p>
	<p>Open Session: OS #1: Board/Homeowners future topics / non-agenda items</p>	<p>Board</p>	<p>Unit 37: Privacy fence 4ft extended and increased deck into common area. Fence needs to be taken down. Action: Take down fencing unapproved fencing.</p>
	<p>Executive Session</p>	<p>Board</p>	<p>Action: Post parking proposal on website.</p>

	Meeting adjourns		Motion: Mark Pierpoint to adjourn meeting. Second: Linda Meckel All in favor: Aye Time: 11:02pm
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