

**Lakeland Village Homeowners Association
Board of Directors Regular Business Meeting
September 25, 2019**

Minutes

The meeting was called to order at 6:00 pm.

Attendees: Directors present: Teresa Jorgensen, Joe Nunley, Bob Schwartz, Dave Duncan, Sandra Sweet, Tessie Page
Directors Absent: Brent Flock
Guests Present: Judie Schwartz
Sentry Management Representative Caia McCurdy was also present.
There was a quorum established to conduct business.

Homeowner Forum:

None this period

Minutes: Minutes from the August 2019 Board of Directors meeting were approved as presented. M/S/P (Schwartz/Sweet)

Finance: Financials as of August 31, 2019 were reviewed as presented. Motion to approve the financials as presented. M/S/P (Nunley/Sweet)

Members discussed the account currently in collections with Vial Fotheringham. McCurdy will follow up to see if homeowner answered complaint.

Management Report

- CCR Compliance – Sentry is performing regular drive throughs per the association's contract. Members reviewed violations this period.
- Lakeland Village Patio Homes Report – J Schwartz reviewed the milestones that happened during the current year.

Committee Reports

- Waterways – Jorgensen advised Aquatechnex did treat for Bladderwort at no charge. Will include additional treatments in contract for next year at no charge.
- Landscaping – Members reviewed the August Landscaping Evaluation. Noted Sterling has completed all items on list.
- ACC – No report at this time.

New Business:

- 2020 Budget Preparation – Members reviewed potential projects and anticipated expenses in 2020. McCurdy will present budget at the next meeting. No action taken at this time.

Old Business

- Ratification of Electronic Votes
 - 09/13/19 Vote to get bids to remove and replace the dead pine tree in common area by Ulmer and Haceta Head. M/S/P (Sweet/Duncan)
- 2020 Landscape Plan Adoption – Motion to approve the landscape plan as presented. M/S/Passed (Nunley/Page)
- Leak in Pond 6 Supply Line – McCurdy working with Hydrologist/Environmental Engineer who doesn't have availability until after mid-October. Tabled. No action taken at this time.
- Aeration System in Pond 6 – Members discussed the adjusted plan presented by the homeowners around Pond 6. Jorgensen and Flock will review with homeowners and

get clarification. May ask participants to come and present to Board. Tabled. No action taken at this time.

- Cape Arago Swale and Ada County Weed Abatement – McCurdy waiting on call back from ACWA to schedule a time to go out and spray weeds. Tabled. No action taken at this time.
- Investigate property lines in the area of the Sultana head gate – Jorgensen will meet with McCurdy to determine where the head gate is to complete further research. No action taken at this time.

The next regular meeting of the Lakeland Homeowners Association Board of Directors will be **Wednesday, October 23, 2019.**

There being no further business, the meeting was adjourned at 7:49 p.m.

These minutes were prepared by Caia McCurdy of Sentry Management as the managing agent, approved by me and accepted by the Board of Directors of Lakeland Village Homeowners Association on October 30, 2019.

Brent R. Flach

President
Lakeland Village Homeowners Association

October 30, 2019

Date