

**Lakeland Village Homeowners Association
Board of Directors Regular Business Meeting**

August 26, 2020

Minutes

The meeting was called to order at 6:02 pm.

Attendees: Directors present: Teresa Jorgensen, Joe Nunley, Tessie Page, Sandra Sweet, Bob Schwartz, and Dave Duncan

Directors Absent: None

Guests Present: Sentry Management Representatives Caia McCurdy and Vanessa Craft were also present.

There was a quorum established to conduct business.

Homeowner Forum:

None this period.

Minutes: Minutes from the July 2020 Board of Directors meeting were approved as presented. M/S/P (Nunley/Sweet)

Finance: Financials as of July 31, 2020 were reviewed and approved as presented. M/S/P (Nunley/Page)

Members reviewed the accounts receivable list. Schwartz to take over as Board Liaison for collections with Vial Fotheringham.

Management Report

- CCR Compliance – Sentry is performing regular drive throughs per the association's contract. Members discussed violations this period.
- President Brent Flock submitted formal resignation on 8/18/2020, effective immediately.
- Lakeland Village Patio Homes Report – No report this period.

Committee Reports

- Waterways – Members discussed asking AquaTechnex to present findings from aeration on Pond 6 to Board for further review of future install. Gate at Sultana head gate installed. Motion to purchase combination lock, not to exceed \$15. M/S/P (Sweet/Page)
- Landscaping – Duncan presented the July Landscape Monthly Report. Replacement tree on corner of Duxbury and Heceta Head to be postponed until Spring 2021.
- ACC – Members reviewed ACC report. Multiple requests have been submitted and approved. Page appointed to ACC due to vacancy.

New Business:

- Vacant Board Position – Following historical practices, the Board will ask Community for interested parties. The Board will interview potential candidates during following month's meeting and make a determination on appointment.
- Reschedule 2020 Annual Meeting – Members discussed options for holding the 2020 Annual Meeting. Tabled. No action taken at this time.
- Community Update – Jorgensen drafted communication with multiple updates to be sent out to the Community until an Annual Meeting can be held. McCurdy and Jorgensen will separate into smaller updates to be sent out over the course of a few weeks.

Old Business

- Ratification of Electronic Votes – M/S/P (Nunley/Sweet)
 - 7/31/20 Vote to amend Pond 5 gate/fence motion (approved 6/24) to install a standalone fence and pedestrian gate which does not tie into the neighboring property’s existing fence
 - 7/31/20 LVHOA will not entertain additional costs should homeowners neighboring the common area request the fence be tethered into their existing fence after the project has been completed
- Project for Wetlands 2021 – Tabled. Jorgensen and McCurdy to meet with ACHD to determine proper course of action.
- Pond 5 Gate/Fence Update – Boise River Fence will install gate during week of August 31st. Page proposed gate code be changed on a quarterly basis. Members also discussed the possibility of installing a sign to reinforce appropriate public parking areas. Page to draft language for signage.
- Action Item List – Members reviewed outstanding items on the Action Item List.

The next regular meeting of the Lakeland Homeowners Association Board of Directors will be **Wednesday, September 23, 2020.**

There being no further business, the meeting was adjourned at 7:22 pm.

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.

Teresa Jorgensen

President
Lakeland Village Homeowners Association

09/30/2020

Date