

Minutes of Lakebridge Association #4 Meeting

September 8, 2015

Attendance

Board members present: Deb Kniebel, Cindy Heinzer

Homeowners present: Marge Stelter, Sharon Sullivan

Other present: Mary Brau, Accountant

Call to Order

The meeting was called to order at 6:45 p.m. by President Deb Kniebel.

Minutes

The July 2015 minutes were accepted as written.

Financial Report

Financial report was accepted as written. We are about \$2,500 under budget which is good news.

Committee Reports

ACC: No report

Insurance: 3 bids have been received. The Insurance Committee will be meeting with the agents to get all questions answered and make a decision regarding which company will be pursued if the committee determines the master policy is in the best interest of all home owners. Deb will be sending a letter to all homeowners regarding the committee's recommendations.

Lawn and Snow: Chem Lawn was just out. Lawn looks good and we haven't received any complaints.

Repairs: Patio door (Bades).
Electrician will be coming out; a note will be added to the newsletter advising home owners.
Blacktop repairs are being handled by Sue. Mary will email Sue for an update.
New fiscal year projects to get started:
 Service Doors (Shannon)
 Tree Trimming (Deb)

Discussion Items

Concrete Update

Concrete repairs should begin sometime next week. We will be checking all steps and sidewalks to recommend necessary repairs

Fences

Delay on custom gates is due to shipping issues; they are being made by another company. All keying is the same. Home owners will need to call a locksmith if they want this changed. New home owner at 3519 67th ordered Dutch gate, but received a regular gate.

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Street Signs

Issue has been shelved for now

Meeting Site

As of September, Good Shephard will begin charging us for meeting rooms as follows: \$20 per hour for monthly meetings/\$35 for *annual meeting*

Lakebridge 1,2,3

We have received a letter from the other associations indicating they would like to combine under one management company. We have responded that more information is needed before we can consider their request.

Driveway Edging Bid

We have received a bid of \$550 to move the large rocks located at the end of driveways. The board needs to decide if we want this done.

Rock Removal Bid

We have received a bid of \$5,600 to edge the driveways with mulch. Since mulch requires more upkeep, we would like a bid for edging with rock.

Troje's

We have had complaints regarding late recycling pickup. Troje's has been contacted and has promised once again that early recycling pickup will resume immediately.

Pre-Approval of Expenses

A question was raised regarding the process for pre-approval of expenses. Deb is working on a form and will have it added to the association's website.

Shingle Repairs

We have a call into Beissel. The contract to reroof our houses included necessary repairs.

Homeowner Concerns

- Rock gardens are not being maintained. There are dead plants and trees are growing where they shouldn't be
- Dog is being neglected/abused in rental unit. Police were notified, but can't do anything.

Annual meeting to be held October 20th

Adjournment

Meeting was adjourned at 8:30 p.m.

Respectfully submitted,

Cindy Heinzer