



LAKEBRIDGE ASSOCIATION NO. 4



JUNE 2009

Email: lakebridge4@yahoo.com  Website: www.lakebridg4.org
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NOTICE: THERE WILL NOT BE A JUNE BOARD MEETING OF THE LAKEBRIDGE ASSOCIATION NO. 4

Please plan to attend the July meeting on July 14, 2009 and National Night Out on August 4.
More details will follow.

BUDGET: The budget committee has met and proposed a budget for our fiscal year September 1, 2009 to August 31, 2010. Because of the current economic situation, we are suggesting that there be NO dues increase for the next year. We have worked hard to keep our monthly expenses as low as possible.

Several committee members have done a great deal of research to get accurate numbers for planning our reserve account for fences, garage doors, roofing, siding, driveways and lights. Please remember that the following are only guesses based on what we have been told about the expected life of each item and the condition of our current ones. Projected costs and target dates may change. Our reserves look good through the next three major projects we have scheduled. Those projects are roofs, fences and garage doors. At this time, those projects are scheduled to be completed in 2014-2017. The next major project would be siding. We are projecting that we would not have to make a decision about re-siding or painting until 2023. Even waiting that long, if it is necessary to re-side, we will not have enough money in the reserves at that point. Driveways in 2028 would also put us into a negative situation. It will be necessary to address the projected shortages in the future, but we are recommending that we do not have a dues increase this year. These projected dates, costs, and current conditions will be re-evaluated each year.

The budget is on the agenda for the July board meeting. If you have questions before then, please contact a budget committee member: Mertz Hebert, Karen Hemmingson, Deb Kniebel, Linda Krech, Sue Pietsch or our accountant, Mary Brau. Board members, Vicki Bahr and Marge Stetler, were also part of the budget planning.

POSSIBLE RENTAL AMENDMENT: The committee is still meeting and brainstorming possible ideas on renting Lakebridge homeowner's properties. A proposal will be discussed at an upcoming board meeting when this issue has been resolved. The next step would be to contact an attorney to check any proposal for legality before it is circulated for signatures. Watch for this issue to be on a future board agenda.

LAKESHORE RESTORATION: The lakeshore restoration is hold until the City, County and the contractor are in accordance with the project. We hope to have further information on the start of the project in the near future and will let you know as we hear further.

NEW TREES: The Tree committee: Mike and Angie Brewer, Mertz Hebert, Joyce Lundell, and Linda Krech have had six new trees planted with the money we received from the city to compensate for the trees removed during the storm sewer work. With that money, we were also able to move a pine tree by the lake and grind the stump on the outlot along 67th. Thanks to the committee for their hard work.

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TREE TRIMMING: Thanks, also, to Karen Hemmingson and Mertz Hebert who have done some volunteer tree trimming and to Krech's Lawn Service who hauled away the trimmings for free. Karen and Marge Stetler are

coordinating this year's trimming. They hope to be able to offer homeowners the opportunity to have any desired work done on trees within their yards (at the homeowners' expense). We will have further information for you soon.

ASSOCIATION CLEANUP: It's not too late. Due to the cancelled June meeting, the drawing for the Applebees certificates will take place at the July meeting. Help out around the association and get your name in the drawing by emailing lakebridge4@yahoo.com or by coming to the July meeting.

GARBAGE: Help keep dues from increasing. Both our trash hauler and our grounds maintenance people have expressed concerns about the messes at the ends of the drives where garbage is left to be picked up. Please bag and securely tie all garbage. If an animal should get into your garbage, please pick up the garbage that is scattered around. Wind is another problem when bags are left open. Also, only put out garbage in bags or recycling containers. If you have large items, contact Troje's at 651/ 459-8223 to make arrangements to pay for pick up. Our association contract is only for bagged items and we have not budgeted for additional costs for other items. If you use garbage containers, they must be stored in your garage or inside your fence. **REMEMBER TO RECYCLE!**

OIL IN DRIVEWAYS: Please keep the driveways free of oil or any other substance that would erode the blacktop. Again, the longer we can keep our existing drives in good condition, the lower we can keep association dues.

BREAK-IN: A car was broken into at the Brewers' (3471 Cloman Way) on Sunday night, May 24, between 8pm and 9pm. There were people in the home when someone broke into the car, parked in the driveway. Please keep your eyes open and report any suspicious behavior to police as it happens. The police officers that attended our last year's National Night Out said that they would rather be contacted about something that turns out to be okay than to miss something that they should know about. Sometimes the thing you see is actually part of a larger situation.

E-MAIL COMMUNICATION FOR NEWSLETTERS, ETC: Please sign up to receive email for Association news and updates. Send your email address to lakebridge4@yahoo.com. You will get the latest news and updates between meetings and newsletters.

WELCOME BACK: Marge Stetler has rejoined the board as Lawn/Snow Officer. Thank you, and welcome back, Marge.

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BOARD MEMBERS

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NON-BOARD MEMBERS

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