

Board of Directors Minutes

February 17, 2016

Board President, Peter Turner, called the meeting to order at 7:34 p.m. at the LHA office 907 Underhills.

Present Board of Directors: Liz Sterns, Chris Metcalfe, Ron Shapiro, Peter Turner

Others present: Lisa Ray (administrator), Noel Hambly, Nancy Mitchell, Dan Marks, Cheryl Marks, Teresa Lee (members)

MSC CM/LS The minutes for the Board of Directors meeting of January 20, 2016 were approved as written.

Open Session

800 block Northvale owners discussed the installation of their fence 6" higher than what was approved. Agreement by Board that the height is within allowable range and will not require revision. MSC LS/CM

Discussion around delegating approval of changes to property to Neighborhood Preservation Committee from the Board. This would require D&O insurance for committee, so process will remain as is.

Neighbors concerned about the newly passed city ordinance easing building restrictions on secondary units came to discuss impact of the legislation. The lone dissenting vote at the City Council was CM Gallo. Our CM Abel Guillen is drafting a process for the City Planning Department which would require applicants to have HOA project approval prior to any city review/approval. The Board agrees that we need to have a better understanding of what CC&Rs allow and don't allow. Board discussed option of obtaining legal opinion of what our CC&Rs allow – LS to draft letter for Board review. PT will meet with City Administrator's office to discuss options.

Current issues facing LHA should be added to member survey: secondary units, Airbnb, parking permits, ask what members want to preserve for LHA.

President

Issue of City of Oakland revising zoning to allow secondary units

Consent

MSC LS/CM to approve the following requests:

| | |
|-----------------------|---|
| 1355 Barrows | tree pruning / tree removal |
| 609 Carlston | tree removal, dying cedar |
| 801 Grosvenor | garage door replacement |
| 996 Grosvenor | window replacement |
| 938 Rosemount | tree removal, diseased Chinese Elms |
| 986 Sunnyside | tree removal, redwood |
| 638 Trestle Glen | window replacement, garage door replacement |
| 887 Trestle Glen Road | replace window / new door |
| 1031 Trestle Glen | solar installation |

NP

Membership

There will be an LHA Mixer on Sunday, 2/21 at Michel Bistro from 4-6pm. The committee is working on a member survey.

Financials

Insurance premium reduced by \$228 from last year.

MSC LS/PT approve renewal of insurance.

MSC LS/PT approve the auditor's financial review.

Parks

Update on Oak Grove drainage issue. Public Works inspection confirmed no leakage. Two Longridge neighbors have downspouts and/or pipes draining into Oak Grove. Chris will draft & send letter to those neighbors to work out a solution.

Administrator / Finance Mgr.

Lisa is updating the Leaf Blower info for the March newsletter. She will also set new date for Home Security info night.

Executive Session

Homeowners attended to address tree removal. Update on status of blighted homes and encroaching properties.

Secretary, Board of Directors
Lakeshore Homes Association

DRAFT