

Board of Directors Minutes

May 18, 2016

The meeting was called to order at 7:34 p.m. at the LHA office 907 Underhills.

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

Others present: Lisa Ray (administrator), Warrine Coffey, David Gartshore, Terry Lee, Rod Richter (members)

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

Open Session

Question regarding dissemination of Safer Crocker information. Multiple updates have been sent through cluster captains. Administrator will continue to forward as updates are received. Member question regarding posting of Board minutes on our website and sharing details of Executive Session. Board responded that LHA must follow rules for sharing legal information and determine appropriate dissemination. Discussion around blighted houses within LHA. PT responded that all blighted homes stem from delicate, sometimes tragic, personal situations requiring that the Board review each individually and respect the owner's privacy.

Consent Calendar

908 Alma – Board to approve fines of \$400 for third violation for failure to maintain property and \$600 for replacement of windows/door without prior approval. MSC LS/CM

624 Longridge – Application denied for the addition of a storage shed to be placed within the setback of the interior property line. Letter will be sent to property owner and opposing neighbor. MSC CM/PT

1278 Bates – New porch railing approved, roofline molding to be removed. MSC LS/CM

MSC LS/CM to approve the following requests:

857 Alma	Window replacement
963 Hillcroft	Window/door new & replacement
1361 Barrows	Tree removal
1381 Holman	Window replacement / chimney repair / roofline modification
654 Longridge	Tree removal
726 Trestle Glen	Addition + new windows / doors
1328 Trestle Glen	Window replacement

President

Secondary Unit Update – Planning Commission will meet on 6/15/16, with first city council vote on 7/19, second reading 9/20. Board will need to see wording of the amendments by 6/10. LR to request copy of Abel's staffs submission to the Planning Commission.

Membership

Next meeting on Saturday. Will begin planning for LHA 100 year anniversary.

Financials

Agings were reviewed. 10 liens were filed for accounts with balance over \$500. One change to the Records Retention Policy is to increase the timeframe for litigation documents to 5 years. MSC CM/PT

Parks

CM and arborist from Complete Tree Care determined trees needing removal from Oak Grove. Question was asked by member if we obtain multiple bids for comparison? LHA uses multiple tree service personnel, the arborist performing this work consistently provides lowest quote for this type of work. Work to be completed in June / early July.

Administrator / Finance Mgr.

LR attended the NCPC meeting with Captain Hamilton and will type up her notes. LR joined neighbor on tour of potential locations for City Car Share pod within LHA. City Car Share representative conveyed that the Chevron station at

Mandana / Lakeshore has the characteristics they prefer for pod locations. LR to check with RS and JB to determine summer vacation schedules.

Executive Session

Board discussed status and next steps of encroaching property and blighted properties.

Secretary, Board of Directors
Lakeshore Homes Association

DRAFT