

APPROVED
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LAHA BOARD OF DIRECTORS
Meeting Minutes
October 19, 2021

Participants

Bink Semmer, President
Linda Dingbaum, Treasurer
Cindy Piché, Vice President
Monica Fahnhorst, Vice President
Ashley Brown, Secretary
Jim Kraus, Association Manager

3 homeowners were present and 2 online.

Call to Order (Bink Semmer)

- ◆ The meeting was called to order at 7:07 PM.

Minutes (Bink Semmer)

- ◆ The September 21, 2021, meeting minutes were approved.

Treasurer's Report (Linda Dingbaum)

- ◆ The Board reviewed the financial reports. There were minor concerns with budget categories. Linda Dingbaum will check with Sharper regarding a few line items to ensure all items are categorized accurately.
- ◆ Arrears – 4 homeowners in arrears, no concerns.

Updates (Jim Kraus)

- ◆ The Association Manager's Update was discussed. Pool furniture has been stacked, pool winterized, and the flag will be raised for the first time by an "original" homeowner, who is a Vietnam Veteran.

Old Business

- ◆ Communications
 - External - website, email blasts, e-newsletter working well.
- ◆ 2021 Projects
 - Fence repair and painting - Done for this year! There were a few minor issues which will be addressed next year. Great crew/vendor and we appreciate their excellent service.
 - Garage stub walls - Briarwood is complete and work is being started in Amhurst.
 - Transition/Succession Planning of Board - Board has received names of homeowners interested in being on the ballot.
 - Survey of homeowners re: dog area/basketball area - Options for the dog run area may be revisited in 2022.
 - Safety/Lighting - parking lot, extra pole lighting option is not feasible at this time.
- ◆ Cable Service Agreement – renews December 2021. In the process of renewing the contract. Jim Kraus is managing the discussion to renew.
- ◆ Flagpole update - Pole has been ordered and flags will be ordered. They should arrive in 3-weeks.
- ◆ Annual Meeting - November 16th.
 - Packets will be mailed by 10/25. All snacks and registration tables are being taken care of. Jim Kraus will be purchasing hand sanitizer and masks to have on hand.
 - The meeting will be hosted in person. There will be an option to join via Zoom, but only to listen to the meeting. Homeowners wishing to vote will need to attend in-person or provide a proxy.
 - Questions should be submitted prior to the Annual Meeting.

New Business

- ◆ Shteyman vegetable garden on common ground. Board allowed the Shteyman's to finish out 2021. The Shteyman's requested the Board discuss this open item to make a final decision for the future. The Board discussed.

- Motion was made to not allow vegetable plants on common ground in 2022 and future years. Motion was seconded and motion passed.
- ◆ Responses to questions from homeowners:
 - Flagpole looks great.
 - The gutter cleaning crew will clean the gutters out when the timing is right – probably just prior to snow fall.
 - Crabapple tree concerns with low hanging and dead branches - these get pruned in the spring.
- ◆ Cindy Piche' has resigned from the Board effective immediately. The Board will be voting on her replacement within the next 30 days.

Adjournment:

The Board meeting was adjourned at 8:03 PM.

Next scheduled Board meeting: Annual Meeting - November 16th at the Hopkins Center for the Arts or you may attend virtually to listen to the meeting.

Minutes submitted by Ashley Brown, Secretary