

LAHA BOARD OF DIRECTORS
Meeting Minutes
August 17, 2021

Participants:

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

This meeting was scheduled to be an open question/answer session. The virtual/in-person meeting began at 7:02pm by welcoming homeowners who attended in person and who phoned into the audio portion of the meeting. Because of the virtual meeting format, homeowners were asked to email or mail questions/comments to the board prior to the meeting. Homeowners attending the meeting could also ask questions. Questions and comments were addressed before the board meeting began. All homeowners had access to hear the board meeting via a zoom link, phone call to a Zoom number provided in an email prior to the meeting or attend in person; 0 homeowners were present and 3 online.

Call to Order (B. Semmer)

- ◆ The meeting was called to order at 7:02 PM.

Minutes (B. Semmer)

- ◆ The July 20, 2021 meeting minutes were approved.

Treasurer's Report (L. Dingbaum)

- ◆ The Board reviewed the financial reports. Reports were accepted as presented.
- ◆ Arrears – 4 in arrears, no concerns. One owner still needs to switch to ACH as the lock box will no longer be an option. The Property Manager will follow-up with this homeowner to ensure they have what they need to switch.

Updates

- ◆ The Property Manager's Update (J. Kraus) was discussed. Summerfest was successfully executed, the painting project to soon begin.

Old Business

- ◆ Communications
 - External - website, email blasts, e-newsletter. A question regarding the board@amhurst.org was raised by a homeowner last month regarding auto-forwarding emails to all board members from board@amhurst.org, PM contacted GoDaddy and they said it was against their protocol to auto-forward emails to more than one email address. The board president has assured board emails received will be manually forwarded to all board members.
- ◆ 2021 Projects
 - Fence repair and painting project - Repair is over half way done, painting begins in the fall.
 - Complete garage stub walls (Amhurst). Amhurst is being worked on.
 - Transition/Succession Planning of Board - no owners identified at this time. We'll take a look at this more closely next year.
 - Survey of homeowners re: dog area/basketball area. Survey was emailed to homeowners. Over 100 responses, more to come on how to best share the results with the community.
 - Safety Concerns - Continue to encourage homeowners to keep their garage light on to help the safety within their parking lot. We will be tabling the stadium-type lighting for the parking lots. We can always do a test light in the future if the concern/need arises. Additional lights on walkways have been installed to ensure safety.
- ◆ Cable Service Agreement – expires December 2021. PM will continue to contact the department. M. Fahnhorst will review the previous contract.
- ◆ SummerFest - August 3rd recap: 104 Reservation. RSVP system worked well. Food was great, the line was unacceptable and the process would be modified if we were to do this again in the future. Snacks were great to have. Bingo was well attended.
- ◆ Flagpole update - Pole has been ordered and flags will also be ordered.

- ◆ Front monument refresh decision - after getting the quote, we have decided to not move forward with a refresh. The area has been cleaned up and refreshed with what greenery is already there.

New Business

- ◆ American Family Insurance continues to be our insurance company. We will be looking at a claim for possible hail damage.
- ◆ Annual Meeting - scheduled for November ~~21st~~ ^{16th} at the Hopkins Center of Arts. The Board may look at alternative venues for 2022.
- ◆ Fall/winter preparedness - nothing outside of what we already discussed i.e. fence repairs.

Adjournment:

The board meeting was adjourned at 8:05 pm,

Next scheduled board meeting: Tuesday, September 21st, 2021

Minutes submitted by A. Brown, Secretary