

Minutes of the Meeting of the Board of Directors
of the Lee's Crossing Homes Association, Inc.
September 13, 2018

Directors Present: David Burke, Melissa Drehs, Chad Ellis, Joe Fenton, Angela Ford, Walt Walker and Jason Waters.

A quorum being present, the meeting was called to order at 7:30 pm.

Voice of the Neighborhood: None

Secretary's Report:

The August 9, 2018 minutes were approved by acclamation.

Treasurer's Report:

Angela Ford presented the financial statements for the year to date through September 13, 2018. All but two homes have paid the 2018 assessment and one other home is making payments. Income from operations to date is \$55,599 versus the budget to date of \$49,953. Cash on hand is \$99,958.

Walt Walker reported that the Leasing accounting has been turned over to Erroll Eckford as of Sept 1. It appears that approximately thirteen homes are leased (all are grandfathered). We still have to get leases and fees from four leasing owners. They have been given until the end of September to comply or face the loss of grandfathered status.

The September financial statements were approved by acclamation.

ACC Report:

The Board discussed having a straw vote on the February ballot regarding amending the ACC standards to require architectural shingles on roofs, rather than three tab shingles, for future replacements. Chad Ellis and Walt Walker are to work on an informational notice for the November newsletter.

Judi Floyd presented the monthly ACC report and discussed certain open issues.

Swim & Tennis:

The pool is to be open Saturday and Sunday (September 15 & 16) and will close for the season on the 16th at 9 pm for the season.

It was noted that some residents have not supervised their toddlers in the main pool and have complained about our efforts in enforcement. The Board feels strongly that this is a significant safety issue. The Board discussed modifications of the pool rules to be more

specific about what supervision is required (currently we do not specify how close the supervision person needs to be – only that supervision must be direct). It is the intent of the Board to seek input regarding this issue from the members.

Walt Walker is to contact Chris Evans about a determination of our property lines to the north side of our club property (Chris is a surveyor and a LC resident).

Other:

The Board agreed to accept the Gibbs proposals regarding the clubhouse entrance landscaping (\$5,827). This should be accomplished in October. Erroll Eckford will still handle this issue, although with his retirement from the Board, another director will need to become the liaison with Gibbs.

Joe Fenton is to draft an article for the November newsletter regard our prohibition of solicitors in the neighborhood (except for those having a solicitation license and except for youth selling scout cookies, band candy, etc.).

Adjournment:

There being no further items, the meeting was adjourned.

By: Walter Walker, Secretary