

# Draft

## Board Meeting for Lantana Lodge Homeowners Association

April 6, 2013

### **CALL TO ORDER:**

Cindy Anderson manager called the Board meeting of Lantana Lodge to order at 8:06 at the offices of Maryellen Hill and Associates. In attendance were Board Members: Beverly Yerian, Chuck Klein, Rick Meyers, Holly Harris and Bill Malek. Also present were two homeowners.

**APPROVAL OF MINUTES:** Motion was duly made, seconded and approved to approve the minutes from January 2013.

**TREASURE'R REPORT:** In the operating funds we have \$4,104 and in reserve we have \$72,657. Board reviewed expense and past due accounts.

**MANAGEMENT REPORT:** Management reported on the maintenance issues.

### **NEW BUSINESS:**

**BUDGET FOR 2013/14:** Chuck reviewed the budget with the board. A motion was duly made seconded and approved for option 5 budget with no increase in dues for 2013/14. Chuck will email said budget to management for annual mailing to owners. A motion was duly made seconded and approved to special assess the homeowners \$165 due June 1<sup>st</sup> due to being over budget for water and electricity.

**RESERVE STUDY:** A motion was duly made, seconded and approved to approved SCT to provide reserve study level II in the amount of \$650.

**ROOF:** Board review estimates for roofing and fascia board replacement. At this time the board will repair leak not to exceed \$400 and consider entire job once all other bids are obtained.

**ANNUAL MEETING:** Board set annual meeting for the 29<sup>th</sup> of June at 8 am at the PS police training center

### **UNFINISHED BUSINESS:**

**INSURANCE RENEWAL:** A motion was duly made, second and approve to renew our HOA insurance.

**BANK CARDS:** The board signed paperwork for new bank signature cards.

**HOMEOWNER'S FORUM:** Homeowners report electrical box by mailbox needs repair and by gate there is a gap from new paving. Also discussed was gardeners use of blowers at too high a setting. Possible underground water leak.

**NEXT MEETING:** Next meeting will be on June 29 at 8 a.m..

**ADJOURNMENT:** Meeting adjourned at 9:21 pm.