

Lakeshore Village Board Meeting

January 8th, 2019

7:00 pm

Board Members Present: Gretchen Feld, Larry Snipes, Bridge Bickel, Tom Martin, Nana Seitz, James Miller, Rick Thompson,

Alternates Present: Joanna Rodes

Board Member Absent: Karen DiGirolamo, Patricia Hughes

Homeowners Present: Sharon Thompson, Vivian Snipes, Dayle Vaughn, Joe Vaughn, Jim Scott, Jessica Scott, Norma Allweiss, Joanna Rodes, Kathy Smith, Mike Stafford

Property Manager: Ann Michel

Call to Order: Gretchen Feld called the meeting to order.

Approval of Minutes

A change was made to correct a wrong unit number from 43 to 34 in the units for sale portion of the property managers report in the December minutes. Gretchen asked for a motion to approve the corrected December 11th, 2018 minutes. Larry moved. Tom seconded. Motion passed unanimously.

Board Report

Officer Towery

Officer Towery visited to address safety in the village. He asked for concerns from the homeowners. Gretchen mentioned the tires and rims being stolen off a homeowners car. He stated the same thing happened in his neighborhood a block from his police cruiser. He asked all homeowners to keep a neighborhood watch, then call and report any suspicious activity. Keeping Lexington safe is a two-way street. Police will conduct a field investigation and record the information if people will call in to report. The information is important to have on record. It can prove to be very useful.

Officer Towery gave some basics tips regarding current trends.

Car break-ins and theft (usually happen at night):

Lock your car

- In all cities, there will be groups of people looking for a high concentration of cars in a secluded area to break into, that's what they do.
- Do not leave anything visible in your car.
- If you lock your car but leave belongings in view, people will still break in.

Residential Burglary (usually happen during the day):

Smart Doorbells

- A “smart doorbell” can be a good deterrent. If someone is “casing the joint” by ringing the doorbell to see if anyone is home, the homeowner is notified in the moment and you have the opportunity to respond even if you are not home..
- A “smart doorbell” has a camera and videotapes anyone that approaches the door.

Discussion took place about different ways of labeling the carports, use of alarms in residences.

Lastly, Officer Towery said, “Do not ever hesitate to call”.

- 258-3600 for non-emergencies
- 911 for emergencies

Register your household with SMART 911. See the LSV Website to learn how to do so.

Viburnum and Burning Bush Trimming Quotes

EcoLandcare - 160 bushes for \$12,041.51

B&R Tree - \$20 each or \$60 for 6 ft. hedge

A plan was made to do a walk through the village with B&R Tree Service to get a more specific cost.

Pool Furniture

Discussion took place regarding replacement of the pool furniture versus pool apron repairs. Making sure the pool passes inspection and the apron is taken care of first was felt to be most important. It was decided to hold off on ordering new pool furniture at this time.

Financial Report

Balance Sheet

Operating Account - \$13,438

Capital Reserve - \$119,119

Roofing - \$80,269

Paint Operating - \$77,727

Paint Reserve - \$166,634

Few unusual things in the December Budget to Actuals:

Sewer and water quality fees show a payment of \$1,416. LSV had been overbilled and we overpaid on the sewer charge for many months which, when discovered, resulted in a credit. LexServ asked LSV to not pay the typical sewer charge until they notified LSV that the credit had been used up. Once the credit was used up, LexServ took a long time to notify LSV that it was time to begin paying the typical monthly charge of \$220 resulting in a required payment of \$1,416. Now the account is settled and LSV will resume with the typical monthly charge.

One salt treatment - \$429.47

Gutter cleaning - \$7,600

Well-deserved Christmas bonuses for Rick and Ann.

Carport Repairs/Parking Lot - \$29,000

Net Income \$18,819 for the year

Property Manager's Report:

Planter - John Ed Scalf is recovering from a back injury. He will be back in March to resume work on the low planter.

Exterior Lights – The 5 remaining lights will be installed next week. While the electrician is here, he will look at the lights at the 500 entrance, the light post by the garden that is not working and the back deck lights at the clubhouse.

EcoLandcare – They will do one last leaf collection. For snow, they will soon install the long skinny curb markers.

Water Meter Identification – Rick is continuing work with KAWC to identify all the water meters in the village. Unit numbers will be painted on the meters for easy identification whenever water needs to be shut off.

Units for Sale -34, 42, 138, 15, & 94. Ann is continuing to work with sellers, realtors, and perspective buyers as they call about units in the village to make sure they have the pertinent information needed.

Welcome Packets – Thank you to Nana for putting together the informative welcome packets and continuing to distribute them to new homeowners.

Carpports - Thank you homeowners for your patience while improvements are being made.

New Recycling Signs – We have recycling problems in the village. Please take time to thoroughly read the new recycling signs by the Rosie's. The types of plastic allowed are limited and very specific. NO PLASTIC BAGS OF ANY KIND ARE ALLOWED! Please read the sign to understand how to recycle properly.

Homeowners Concerns:

- Kim Reisner asked that a stop sign be added before the Y, as one exits the east lot. There is one for the west lot and previously there was one for the east lot but it has disappeared. Nana moved to replace the missing stop sign. Tom seconded. Motion passed unanimously.
- Vivian Snipes asked if the mud could be shoveled off the sidewalks along Laketower where the rain washes it down. Ann reported Rick shovels that but will check that area more frequently. It was also mentioned that area is being looked at in the Feasibility Study.
- Mike Stafford voiced concerns over the deteriorating railroad ties in his area. Ann stated Rick worked on them recently to try to improve and tidy it up. The area will be taken into account in the feasibility study.

Committee Reports:

Communication – Please go to the Village Directory on the website and add your information or contact Tom Martin if you wish to be in the directory.

Beautification – Dayle hopes to get back out in March to begin adding soil to beds.

Social – Joanna plugged the upcoming Hootenanny Sunday, January 20th at the Clubhouse.

PAC – The PAC committee is currently accessing the units due for paint and repairs in 2019.

Tree – No report

Old/New Business:

Tates Creek Paving – They have been out to seal all the patchwork they did.

Draining Issues – there is a Feasibility Study meeting with the engineers next week.
Updates will continue as we have new information to report.

Gretchen Feld adjourned the meeting at 8:15

Submitted by: Karen DiGirolamo