

## Lazy TH Board of Directors Meeting Minutes

4.6.2017

Meeting called to order: 6:22pm.

In attendance: Kelly Spokas, Al Banwart, Nick Hether, Lynn Dunnington, Dana Lozano, and Kathi Cowdrey (lp)

Financials look good.

Street report: Genesis is contacting companies for bids for the road work. Kathi explained what a maintenance RID could offer. A Maintenance RID is a tax paid to the County and then the County would be in charge of making sure any maintenance and repair work on the roads is completed. This would be a tax deduction. The County RID would also pay for the snow removal. There is not a large interest rate charged as was assumed. The County charges for only a small maintenance fee for the mailing out of statements. Board would like to meet with Jack of Morrison Maierle to go over the RID further. Board may want to have this presented at the annual meeting. MM would send out a postcard to the entire area that would be affected by the RID. County likes to see over 50% interested in the RID before they will approve it.

Fence posts: Al did a walk-around and repaired what was in need of repair. He figures they have another 5 years.

Fire Pond: Received an hourly bid from, \$385 per hour. Board would like to get a worst case scenario number from them. It was questioned as to whether Boyd Subdivision had anything in their documents regarding fire pond maintenance. Luna will take a look at their covenants.

Covenant enforcement: There is a home on Lucille that still has multiple cars parked in the grass. Luna will send a letter. Board would like to implement a fining resolution for the Lazy TH By-Laws. They have looked at examples Luna has provided and would like to do a \$50 fine at the 3<sup>rd</sup> violation, retroactive to the date of the first violation, then \$5 per day or \$35 per week there after until the violation is remedied.

An owner asked if it was ok to put up little signs in her yard that ask owners to keep their dogs off their lawn. Board approved this.

Bylaws: Nick would like the Board to re-send their portion of the Bylaws with their areas highlighted.

Insurance: It was determined to stay with what was in place.

Annual Meeting: June 15, 5:30. Agenda will include: RID info, budget and financials, expenditure priorities, fire pond, bylaws, fining resolution and covenant enforcement, Board elections, garage sale. Lynn will stay on as member at large. Nick will stay on as vice president. Dana and Kelly will also remain on. Al may be willing to be president.

A homeowner asked about the possibility of developing of a baseball field in the common area. Insurance would increase so the Board is not interested in that at this time.

Garage sale is set for August 5, 9-1pm.

Meeting adjourned: 7:55pm.