

Lazy TH Board of Directors Meeting Minutes  
May 21, 2018  
5:30 Sourdough Fire Department

Attendance: Al Banwart, President; Nick Hether, Vice President; Dana Lozano, Treasurer; Kelly Spokas, Secretary; Carmen Matzick, Luna Properties Representative.

Call to Order 5:30 pm.  
Quorum was met.

Dana went over all the financials and presented the Proposed Budget for the year. Dana proposed that Shannon lower her Contract Fee and added it to the proposed budget at a lower figure. The contingency fund was also discussed and adjusted.

The upcoming RID will be in place and the Board looked at proposing the dues be lowered to \$200.00 per month. If the property owners request more improvements and trails added, the fee would therefore need to be adjusted up. The proposed amount would cover all of the anticipated expenses for next fiscal year which is 17% of the budget which is well over the typical 5-10% that most HOA's.

The Fire Pond diving was discussed and Carmen has a call out to HKM Dowl that has not been returned as yet. The Board would like two bids for this year. Weed spraying is on schedule as well.

The Design Review Committee is looking for one more volunteer as Jack will be leaving this position. This committee requires 3 people to be on it. The recruitment will be done at the Annual Meeting in June.

Additional agenda items consisted of updating the website, it was thought this would be best be done after the Annual Meeting and the password change.

PMS Bid was approved and Genesis is to supervise the upcoming chip seal project. The County will take over after the chip sealing is done.

The date for this project has not been determined as yet. The HOA has the funds to cover it completely with some left over. There will be an additional cost to Genesis for supervision.

Nick discussed his work on the by-laws and will have a draft for the Board this coming week.

Lazy TH Annual meeting will be held at the Fire Station. The Board has stated that there will be NO business conducted with firearms present.

Anyone who is not current on their HOA dues will not be able to vote.

Proxy Drive! Al made a list for the Board Members to distribute Proxies for signatures for the meeting.

The meeting was adjourned at 7:05