

Lazy TH Estates
Board Meeting Minutes
May 10th, 2023, 7:00 pm
Via Zoom

Call To Order: 7:10 pm

Attendance:

Corey Colliver, Dana Lozano, Dana Cardwell, Rob Riley, Brice Pufahl, Tory Atkins, Al Banwart and Samantha Layman (Legacy Properties).

Financials Update: (Dana) Money was moved from Saving to the CD and the statement reflects the correct amount. One delinquent homeowner in the HOA owes not for HOA dues.

Design Review Committee Update: (Samantha) went over the three past design reviews that were approved. It was noted that if a homeowner is replacing a roof with the same roof, it does not need to go through the design review committee process.

Covenant Compliance Update: (Samantha) Went over past violations from a list she created. Al discussed all the possible violations and where they stand currently. The board has agreed to give a time frame of 30 days for the homeowner to be in compliance with the violations before fines begin to be added. It was noted that all accessory buildings and outbuildings need to go through the Design Review Committee to be approved this includes Saunas.

Maintenance: (Samantha) discussed the two homes that had damages from the snow removal vendor this past winter, she stated that she has spoken with the vendor and they are going to repair the damages for the homeowner. The board reviewed both quotes for the Lazy TH Estates Fire Pond and approved the quote from the Pond Doctor due to better pricing. Samantha provided the board with the cost of mowing and spraying of the common areas and the board approved the \$1,080.00 price to mow the open space, the \$90.00 price to mow inside the fence of the fire pond as well as the \$225.00 to spray the common area. It was noted that the new larger street signs and poles will be installed on Patterson June 1st and the mailboxes on Sir Arthur have all been numerically arranged.

Amendment of Bylaws: (Dana C.) stated the amendment has been filed by Samantha with the Record Clerk and it is available on the website.

Annual Meeting: The board discussed having the annual meeting in the open space or at the Sourdough Fire Station, it was agreed to have it at the fire station for the date of Wednesday, June 21st at 6:00 pm and reserve for that date and time. Brice has decided to step down as President and Rob Riley was nominated by both Dana C and Dana L for President. The board also agreed on sending out Statements of Interest to all homeowner on May 11th, Samantha will send them out along with a notice of the annual meeting asking homeowners for agenda items.

Entrance Sign Lighting: (Brice) set up the solar power light for the entrance sign and some of the board members were going to check them out after the meeting. Brice temporarily set them up to see how well they work; it was noted they might not hold up during the winter.

New Matters/Open Discussion: No new matters were discussed.

Meeting Adjourned: 8:14 pm