

LAKE VILLAGE COMMUNITY ASSOCIATION
OPEN/GENERAL SESSION MEETING MINUTES
MARCH 23, 2023
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BOARD MEMBERS PRESENT:

Erin Andrade – President
Valerie Bruce – Secretary
Joshua Cummings– Vice President

BOARD MEMBER ABSENT:

Gladys Medina – Treasurer

MANAGEMENT REPRESENTATIVE:

Stephanie Biggs, CMCA
Keystone Pacific Property Management, LLC

ITEMS DISCUSSED IN EXECUTIVE SESSION

Approval of Minutes – Approval of the February 24, 2023 Executive Session minutes, as presented.

Homeowner Requests- Appropriate action was taken.

Homeowner Hearings – Appropriate action was taken.

Delinquency Report – Appropriate action was taken.

Legal Counsel Opinions / Potential Litigation / Civil Code Updates – No action was required on this item.

CALL TO ORDER

The General Session meeting was called to order by the President, Erin Andrade, at 6:02 P.M.

HOMEOWNER FORUM – There were 4 homeowners present at the meeting.

CONSENT CALENDAR

A motion was made, seconded, and carried to approve the consent calendar without further discussion. **Motion Carried 3/0**

- A. **Approval of Minutes – RESOLVED**, to approve the February 24, 2023 General Session meeting minutes, as presented.
- B. **Financial Statements – RESOLVED**, to accept the January 31, 2023 and February 28, 2023 financial statements, as presented.

UNFINISHED/NEW BUSINESS

- A. **Delinquency Report Decisions- No Action Required.**
- B. **Wood Chip Playground Proposal– Tabled.**
- C. **Architectural Procedure Discussion** – A motion was made, seconded, and carried for the Architectural Committee to manage the Arch Process. Management will record decisions in the minutes. **Motion Carried 3/0.**
- D. **Common Area Maintenance & Community Concerns –**
 - a. Management notified the board that janitorial has terminated their contract. **No Action Required.**
 - b. A motion was made, seconded, and carried for the election to be changed to May 31, 2023. **Motion Carried 3/0.**
 - c. The board requested management to check the following maintenance items:
 - Blinking light on clubhouse
 - Haliday Park gate is reversed
 - Lock mechanism on Pauba is broken
 - Check guidelines to see if golf carts are permitted
 - Check guidelines to see if stored cars are permitted
- E. **Next Meeting Date** – A motion was made, seconded, and carried for the next meeting to be scheduled Thursday, April 27, 2023 at 6:00 P.M. for the General Meeting, Executive Session Meeting to Follow. **Motion Carried 3/0.**

HOMEOWNER FORUM – No homeowner comments were made. **No Action Required.**

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COMMITTEE REPORTS / UPDATES ON PENDING PROJECTS:

- A. Lake Committee- No Action Required
- B. Wildlife Committee- No Action Required

GENERAL INFORMATION- No Action Required

ADJOURNMENT

There being no further business before the Board the meeting was adjourned 7:07 P.M.

Attest:  Date: 5/10/2023 | 10:10 AM PDT
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