

LAKELAND VILLAGE COMMUNITY CLUB
Board Meeting Minutes
June 2021

Date: June 15, 2021

Acting Board President Vince Marabella called to order the regular meeting of the Board of Directors at 5:35pm.

Board Members Present: Cindy Ross, Les Dennis, Don Huibregtse, Vince Marabella, Peter Nash, Jason Ilarraza, Verne Poupitch

Others Present: Laurie Swetkovich, Jadakiss Ilarraza

Absent: Michael Pearce

Announcement: The meeting is being recorded. If at any time someone would like the recording to stop, please inform the board, otherwise it shall be deemed that we have consent to record.

Minutes from the May meeting which was held on June 5, 2021:

Motion: Don Huibregtse moved to approve

Second: Les Dennis

Aye: 6

Opposed: 0

Abstain: 0

Officer Reports

Treasurer's Report

Financial reports for June 2021:

Balance Sheet as of June 14, 2021

Checking	\$ 11,719.81
Savings	\$178,350.71
Cap Imp Reserve	\$ 38,120.04
Litigation	\$ 33,212.53
Money Market	\$ 91,547.43 (general funds)
Money Market Ck.	\$ 5.00
Accounts Receivable	\$ 33,487.72
Undeposited Funds	\$ 747.45
Total	\$387,190.69

Statement of Activities (Accrual method) as of June 14, 2021

Total Expenses	\$ 40,232.34
Total Income	\$ 243,417.72
Bank Error	\$ 5.00
Net Ordinary Income	\$ 203,185.38
Net Income	\$ 203,190.38

President's Report

Vince Marabella reported everything is running smoothly. The compliance program has reduced the work-load of the ACC.

Vice-President's Report

No report.

Committee Member Reports

Maintenance

Vince Marabella reported that all is well.

Compliance/Patrol

Don Huijbregtse reported that permits are being logged and when permits expire Compliance ensures that projects are completed as approved on the project permit.

The Patrol team complimented parents for keeping their children well behaved during the COVID pandemic.

Architectural Control (ACC)

Les Dennis reported that there are several homeowner infractions that will go through the normal processes and that it is likely these will move to the hearings phase.

Lake Management

Peter Nash reported:

- Dennis Floyd cleared some debris from the weir. There is a log that needs to be removed and the LLVCC Maintenance Tech will remove.
- The LLVCC budget for weed treatments of the lake is \$11,000. Water lilies will need to be treated soon.
- Trees next to the parking lot at the lake are not native, and some may need to be removed as the tree roots seem to be encroaching upon the neighboring property's deck/home. Supposedly the trees were planted by LLVCC in the 1990s.

Recreation

Jason Ilarraza reported the community picnic is coming up. During the August Garage sale, LLVCC may have local artists sell their wares.

The Windjammers have volunteered to play music at the community picnic. Jason will talk with food truck vendors to participate at the picnic so that residents are able to purchase food from the vendors.

Hearings

The hearing scheduled for May was postponed and will be rescheduled, if all participants are available, within the next two weeks. The reschedule was assigned to Laurie Swetkovich.

Welcome Committee

No report.

Old Business

Security Cameras

Peter Nash will speak about the possibility of Security Cameras at the Town Hall Community meeting this evening.

Board Member Interviews

Two people have been interviewed, one more person will be interviewed, and a nominee will be brought to the entire board next month.

Website Maintenance

Vince Marabella has sent at least 20 messages to the website vendor without a response. Peter Nash may be able to assist LLVCC office staff on an as needed basis.

New Business

Maintenance – 90 Day Review July 1, 2021

The LLVCC Maintenance technician will undergo their 90 day evaluation.

Complaints from anonymous people

Form will be created.

Domesticated Animals

Household pets (dogs, cats, hamsters, rabbits, etc.) must be under the control of the owner.

Upcoming Meetings

Community Town Hall Meeting – June 15, 2021, at 7:00pm

Board Meeting – July 28, 2021, at 5:30pm

Upcoming Events

Community Garage Sale – August 7, 2021

Annual Community Picnic – August 22, 2021, 4:00pm to 6:00pm

Meeting Adjournment

Meeting Adjournment: 6:46 pm

Motion: Don Huijbregtse motioned to adjourn the meeting

Second: Verne Poupitch

Aye: 6

Opposed: 0

Abstained: 0

Respectfully submitted,

Cindy Ross, Treasurer/Secretary