

## CLBC Monthly Board Meeting Minutes – July 15, 2018

1. The meeting was held at 5pm on Sunday, July 15<sup>th</sup>, at the neighborhood park/Tract A. The following people were in attendance:  
Erik Stevenson – Vice President                      Diana Filoteo – Secretary  
Mike Maciejewski – Neighbor/project contact
2. The minutes from the June meeting were reviewed and accepted.
3. Treasurer's Report: As of 5/31/18, bank balances are: \$13,875.14 in checking and \$4,385.03 in savings. Outstanding dues for 2016 are \$300 (2 homes), and \$300 for 2017 (2 homes). Late dues notices for 2018 were mailed out 4/30/18, as well as notices to those owing for 2016 and 2017. Outstanding dues for 2018 are \$1,995 from 12 lots.
4. Park/Tract A:  
Mowing: Mark Henderson and Jesse Paulson continue to do the mowing and edging as needed.  
Slide: Mike Cappalletti of Capp's Construction stated that he has the slide and will install it this week. Diana will follow-up with Capp's. If the installation doesn't occur, Erik has researched other options and will follow-up on one of those.  
Cabana: Another contractor needs to be found to replace the railing and decking on the cabana. The joists/supports are in good shape.  
Park light: Mike Maciejewski is the contact regarding this project. He reported today that after considering bids, he has found a licensed, bonded electrician (Isaak at IT Electric) to do the work involved in repairing the lighting on the sport court. Mike has already called to have underground utilities located, but they did not mark within the park; Mike will follow-up. The work entails digging a trench, doing the electrical, permitting, and back-filling. The estimate is \$2,500. Mike will send this out to the board for a vote.

Tree by cabana: A portion of a tree fell by the cabana, taking off a small corner piece of the cabana railing and landing in the lake. The part of the tree that remains is also dead, potentially endangering the structure of the cabana. Bids will be sought from three tree companies to take out the remainder of the tree. Diana will follow-up.

Seating: Chris Seethaler purchased 10 plastic Adirondack chairs for the park, as per board approval. The chairs have been a great benefit, and are getting a lot of use!

5. July 4<sup>th</sup> Celebrations: The park saw a huge group of neighbors and friends enjoying fireworks to celebrate the 4<sup>th</sup> of July. The fireworks are done by members of the neighborhood; it is not an HOA sponsored event. Other neighbors have fireworks in front of their homes. Discussion regarding neighbors' concern that was voiced about the growing number of fireworks, that perhaps it should be limited in some way. Concern also about the sheer number of people in the park for the festivities, as well the number of cars parked inside the park and around the neighborhood. There will be further discussion when more members of the board are in attendance at the meeting.
6. Directory: The directory is complete and has been mailed out. The cost of printing and mailing was \$582.83.
7. Neighborhood entrance: By Avondale, the weeds are getting long and there is a small sapling on the library side that is hampering the vision of cars. Although the county is supposed to maintain, help will be sought in the meantime to clear it. Diana will ask Roberto Santana if he can clear, as he has been approved by the board to do so in the past.
8. Next Board Meeting: August 19th at 5pm at the park.
9. Meeting adjourned at 5:42pm.