

LAKE FOREST AT BAYSIDE LAKES
HOMEOWNERS' ASSOCIATION
Board of Directors Meeting
March 2, 2022
5:30pm
Via Zoom
Minutes

Board Members Present

Dave Kirchner - dkirchner1@cfl.rr.com

James Krempasky - james.krempasky@gmail.com

Larry Kizer - lkizer@cfl.rr.com

Walt Krenisky - ibediving@aol.com

1. Call to Order- Meeting called to order by James Krempasky, at 5:38pm.
2. Proof of Meeting Notice-Notice was posted in accordance with the regulations.
3. Reading/Waive Reading of Previous Minutes; Larry Kizer motioned to approve the November minutes, Walt Krenisky 2nd, all approved.
4. **Reports-**
 - a. **Management Report-**

Financial Information-The Operating Account balance as of January 31st, \$ 94,260.37. The Reserve balance at the end of January was \$ 105,376.05 for a total of \$ 199,626.42. Operating and Reserves). These numbers reflect the amount after they have been reconciled. Currently the past due amount for homes who have not paid their 2022 assessments is \$3,665.79.

Old Business/ Action Item List

1. **Front gate electrical work** – Joy from Fairway reported that Premiere Electric has a meeting set up with a boring company to put together a price to bore under the road.
2. **Open Board position-** Walt Krenisky motioned to appoint John Sciaretta to the board, Larry Kizer 2nd, all approved.
3. **White PVC Fence-** Joy from Fairway Management received a quote for \$500 from A and B Fence for the labor to repair the fence with the materials the HOA already has. Larry Kizer motioned to approve the quote, Walt Krenisky 2nd, all approved.
4. **Fining and ARC Committee-** Dave Kirchner motioned to add Tammy Meagher to the Arc and Fining committee, Walt Krenisky 2nd, all approved.
5. **Bush Hogging-** Joy from Fairway reported that Flawless is scheduled to complete the bush hogging within the next 2 weeks. James spoke with Alexa at Land Development and she informed him it is the HOA's responsibility to monitor who removes or adds plants to the preserve areas.
6. **Sidewalk Repairs-** Stillwater Construction has completed all sidewalk repairs.
7. **Security Cameras-** Larry Kizer met with East Coast Alarms and Warrior Security. A quote has been received from East Coast, still waiting on the quote from Warrior. In the meantime, Joy from Fairway is going to get the cost to add internet at the front gate.

New Business:

- 1. Pothole on Amberwood and Brightwater-** Dave Kirchner has reached out to JoBear to see if they can repair it, and has not heard a response. James Krempasky is going to get a patch until a vendor is found to repair it.

Violations:

Open Discussion

Next Meeting- April 6, 2022 at 5:30pm.

Being no further business before the Board, the meeting was adjourned at 6:26pm