

**LCHA MONTHLY BOARD MEETING –OCTOBER 27, 2021**

**LOCATION:** Clubhouse

**CALL TO ORDER:** Deborah Fedorko

**TIME:** 4:04pm

**PRESENT:** Deborah Fedorko, Holly Hurd, Michele Jasinski, Mike Stevens, Dan Barnes (via telephone), Andrea Farris, Jim Freeman, Sarah Toccalino (Herriman), Dave Sutton (Co-owner Comments)

**ABSENT:** No one

**CO-OWNER COMMENTS:** Dave Sutton asking for revision of the August minutes.

**APPROVAL OF MINUTES:** Revised August minutes emailed to directors. Approved.  
September approved.

**COMMITTEE REPORTS:**

CLUBHOUSE: J. Dunville – No report.

POOL: No report.

BUILDINGS/GROUNDS: Deborah Fedorko –Midwest (concrete contractor) to return.

Continues to experience labor shortage.

LANDSCAPING/BEAUTIFICATION: Deborah Fedorko –Davis Outdoor Service to finish the season, cut grass, do Fall clean up. Seeking snow contractor. City issued permits and 9 defective trees were removed. 7 on Bristol, 1 on Revere, 1 near retention pond. Replacements to be planted in the Spring.

COMMONS: Andrea Farris –Annual meeting Wednesday, 11/17 at Cooke School, 7pm.

Holes in the public parking lot on Taft being filled.

ROOFING/SIDING/SPECIAL PROJECTS: Deborah Fedorko- Roof engineer currently inspecting attics.

WEBSITE: James Freeman – No report.

BUDGET: Deborah Fedorko- No report.

ARR COMMITTEE: No report.

**REVIEW OF PRECEDING MONTH'S FINANCIAL REPORT:**

Assets:	Checking:	\$132,844.15
	Reserves:	\$666,162.05
	Prepaid Assets:	\$10,209.87
	Total Assets:	\$809,216.07

**MANAGEMENT REPORT:**

MRs Received 9/21 – 10/26/21 = 17

MRs Completed = 6

**UNFINISHED BUSINESS:**

Pool heater –Bids to be solicited over the winter.

Welcome Letter –Deborah motioned. Approved.

Andrea Farris –Unable to provide current board reserve study done under previous board.

Electrical panels –Herriman to survey co-owners on type(s) of panels installed in their unit.

Sump pumps -Per Herriman existing pumps not compatible with battery backup systems.

14 pumps to be inspected.

**NEW BUSINESS:**

**NEXT MEETING:** Next scheduled BOD is 12/1 at 4pm.

Meeting Adjourned at: 5:46pm

Michele Jasinski/LCHA Secretary