

Lake Ridge HOA

Association

Board of Directors September 21st 2020

Present

Bryce Loyd

Deb West

Tanner Wittman

Darryn Gillihan

Steve Beaman

Guest

Mark Mercer

Alex & MARRISA Baker

Brad Hillrich

Dan Moore

Meeting called to order 7:00 pm

August financials and minutes reviewed

Steve motioned to approve and Deb seconded, motion carried

New Business

- Alex & MARRISA Baker are asking for a 6' variance on lot S064. The sewer line is only 4' deep across the back of the lot and to avoid putting a pump in their basement they need to be 6' closer. The Board approved the variance to build. The Board signed the application the owners needed to have it legal. Mark notarized.
- 2 Chefs wants to sell the old buffet tables that are not used anymore to make more storage room and use the money to put back into the restaurant. Such as painting or new bar stools and such. The Board agrees to sell if they can, but must put back into the restaurant asset. Steve motioned and Darryn seconded the motion.. motion passed to sell.
- The 2019 taxes are done and filed with the IRS
- The KHDE has suggested not to have trick or treating this year, the Board has decided to let parents make that judgment call whether to let their kids go or not.
- Mark had an idea to put a NO DUMPING sign over on 16 fairway where Great Life is piling trees and other debris. The Board wants Mark to send Rick an email and ask that they clean it up this fall .
- The Swimming pool will be closed for the season September 22nd.
- Steve will put a note on Market Place that the HOA will be excepting snow removal bids soon.
- Darryn is still not happy with Colin Millers mowing and weed eating job. Darryn spoke with Colin last month and told him what was expected of him. Darryn feels he's not doing it well enough. Darryn texted him to remind him of what needs to be done.
- The Board began talking about the new lease with 2 Chefs. Maybe they could put together a survey asking residents what they like and don't like about the current restaurants conditions and menu. What they might want changed and speak with Ryan on what he might want different. Steve will meet with Ryan and the board members before the next board meeting in

October.

- 2 Chefs wants the HOA to purchase a pellet stove to help with the utility costs. We don't have the money in the budget this year and the Board feels that Ryan needs to do the leg work and get bids and efficiency ratings. The Board feels that if they weren't behind on their account so much the idea would be more inviting. Steve will talk to Ryan.
- The tree trimming bid was \$125.00 an hour from Kendrick Sargent and a friend that does it for a living. The Board wants to get a bid per road as we don't have the budget this year to do much trimming. Mark will contact Kendrick and request a different bid.

Old Business

- Denny is still waiting on Mericrete to send us a written bid on Unruh road runoff. Mark contacted Tyson and also texted Jessica on the matter.
- The old tube is gone on #13 pond and Tanner has a bid of \$100 per 4'x8' fence sections, Tanner has permission to purchase what it will take to put a fence in front on the cart path.
- The Board has decided to hold off on the grass carp till next spring.

Meeting adjourned 8:17 pm