

Lake Ridge HOA

Association

Board of Directors April 18th, 2022

Present

Franz Stangl
John George
Tanner Wittman
Bryce Loyd

Guest

Mark Mercer, Nadine Herold
Steve Maltby, Kathy Johnson
Denny & Donna Tryon, Brad Hillrichs,
Eldon Ninemire, Ron Dodge, Tyson Brown

March financials and minutes were reviewed

Tanner motioned to approve and John seconded, motion carried

New Business

- A new lease was signed on 4/9/2022 with Mike & Courtney Main (Country Home Café). They want to open on Mother's Day 5/08/2022. Franz thanked Allan, Geri and Mark for their efforts in making it happen.
- Tyson Brown brought house plans to the Architect Committee. He plans to build a home using the plans from his existing home. The home will be built for Bruce Reves father.
- The pool building is in bad condition and needs maintenance. Franz feels it's too late to do anything as the pool will open next month. The board will discuss more on a later date.
- Our south entrance is looking a little aged so Franz and Tanner will go and clean it up to see what maintenance is need to fix it.

OLD Business

- Scott Simmons building plans has a small problem. It's drawn with a screened in porch that has the slab 3' inside the 30' easement. The board is concerned that if in the future the porch is closed in the structure would be inside the 30' easement. Brad feels that if they pour the porch slab separate it would be ok. John made a motion to pass and Tanner seconded it. Motion carried to approve the building permit.
- The Board is still considering installing three speed bumps this summer . Our quote was for \$300 each. We will also have to order warning signs at about \$160.00 each. Mark called and they don't affect our insurance coverage.
- Roads: John and Denny marked off where the new speed bumps should go on Lake Ridge Parkway. Denny has got the bid for roads this year and it includes three speed bumps. The total bid so far is around \$17700. There are a couple places that need gravel yet and there's an issue

over on Shawnee Lane. Water has watched out from under the road around the tubes that run under the road. Denny has Todd Hurd coming to address the problem and give a bid to repair.

- Mark will look into ordering the signage needed to alert drivers of the upcoming speed bumps. Tanner motioned and John seconded to approve purchasing signage.

Adjourned 7:42pm