

Lake Ridge HOA Association

Board of Directors

June 19th, 2023 7:03 pm

Present

Franz Stangl
John George
Geri Hartley
Chris Thompsom
Dan Hypse

Guest

Ron Dodge, Kathy Johnson, Kurt & Melissa Johnson
Tom & Vicky Anderson, Ron Dodge, Brad Hillrichs
Judy George, Mark Mercer, Mike & Sharon Plum
Darryn Gillihan, Allan Rose

Geri motioned to approve the May minutes and financials and John seconded, motion passed.

New Business:

The office has had a buyer call asking the HOA to forgive part of the past due dues owed by the current land owners. These lots are scheduled to go to auction in September this year. The board does not want to forgive anything as to not set a precedence for the future. John did make a motion to set a figure that the HOA would be willing to forgive on the lots that are going back to the county (this only applies to lots scheduled to go to the county). Geri seconded and Franz made a motion to set \$1000 as the amount. John seconded the amendment to the motion. In the future any lot that could possibly sell before it goes to the county will be forgiven up to \$1000, only after the current dues are paid.

Franz wants to contact Eldridge Bell, he owns a lot on Seneca Lake. Presently his neighbor has taken over his lot. He mows it and has put up a fence. Franz will give him a call to see if Eldridge is aware of this issue. The board was ok with it.

The board will have an executive meeting to discuss raising the building permit prices.

Clark building permit: The architect committee has approved the drawings and plot arrangement. John made a motion to approve and Geri seconded it. Approved unanimously.

It has been brought to the boards attention there are overgrown trees blocking vision on Rock Creek Road around the south entrance. Franz will drive by and look at it and Mark contacted the tree service.

July 4th: Mark has contacted the mowing service to make sure the park is mowed. Steve Maltby plans on setting up on Thursday. Geri is still trying to find any military personnel that might want to participate in the flag ceremony. So far the Water Board donated \$1000, the Entertainment Committee has around \$1200 and the HOA has set aside \$4500.

Old Business:

South entrance sign: Geri brought her tractor down and removed the signs. She will have the deck crew haul it off with the old decking.

Permits: Geri brought a sheet laying out new prices and restrictions on building permits. The board is looking to raise all of the current permits. The board will discuss the changes and meet again.

Penry house: John George has tried calling the Health Dept and they won't call back. Brandi Lee is going to visit the Health Dept and advise the board of her findings. John now doesn't think the Health Dept can help us, he feels that the HOA has the right to condemn the property. Franz will give the lawyer a call and find out the liabilities.

Pool House: The roof was repaired on the northwest corner. Franz will look in to the flashing needed to repair where the two buildings connect.

The Board is also concerned about the restaurant being closed on Father's Day. Franz says he will talk to Mike on this issue.

Adjourned 8:12 pm