



**BOARD OF DIRECTORS MEETING  
MINUTES  
September 11, 2017**

Directors present

John Baker  
Cheryl Trent  
Trevor Lane  
Gregg Lippmann

Genesis Management

At 6:45 pm, with a quorum of Board members present, John Baker called the HOA Board meeting to order.

**HOMEOWNER FORUM**

Richard Bouie 8502 Kalissa Court, is concerned about the alligator in the lake.

Phil Haynes at 8231 Clover Leaf Drive, told of his attempts to get government agencies to remove the gator. The problem is that the lake is alligator habitat and if this one is removed, another will move in. John said that if it's less than 6 feet and not bothering anyone, nothing can be done.

Ted Olaye, speaking to the gator issue, stated that his position is that the lake is to beautify our community, but soon the gator will be bigger and cause issues. John stated that the lake belongs to the MUD not the HOA and this will need to be brought to the MUD.

Ted also wanted to know about the roads around Lakefield. John told him that the streets are built knowing that they are going to become property of the county, therefore they must be built to county specifications. Several streets were not approved and put into the county system. The repair process is there to be sure our streets meet specifications and our engineers are trying to have the streets put back together by the end of September. The MUD engineer, Justin, is taking over the role of getting the streets accepted.

Souza stated that the road outside the subdivision was getting bad and railings are gone. Those are the responsibility of the county and he will have to call them on that.

Phi IHaynes asked when they were going to get the sprinkler system working around the lake. The final walk through will be on the 25<sup>th</sup> and the architect for the MUD is on top of that. All of the bulbs that were planted underwater will be replaced.

One of the smaller fountains, between the lake and road was out, it's back in service. A Walmart bag caused the outage.

**Meeting Minutes**

Cheryl moved to approved meeting minutes, Trevor seconded, motion passed.



## Financials

### A. July Final

Trevor moved to accept the July final, Cheryl seconded, motion passed.

### B. August preliminary

We're doing well and will be able to fund this year. We've done things outside the budget, which we were able to fully fund. We will continue to review the august financials.

## Old Business

### A. Pool Update

Hurricane Harvey killed the pool season. There will not be lifeguards available from now until next pool season. We need to repair the stairs in the pool. The pool is about 8 years old and some places need to be resurfaced. The pool needs to be drained and resurfaced and everything checked out. The preliminary cost is approximately \$31k.

### B. Landscape Project

At the RM park, the MUD has had some work done and they are going to come out and redo it again. It will be reseeded with Bermuda again.

Cern asked if there was a minimum amount of water needed in the lakes. The answer is yes and we have a 4 inch well, if the lakes get too low, we recharge them out of that well.

### C. Social Committee Update

Due to Hurricane Harvey, the End of Year pool party was cancelled. There will not be a pool party until the pool opens again next year.

Also, due to Harvey, the Community Garage Sale was canceled. If Homeowners want to have a garage sale, they can, it just will not be an HOA sponsored event.

The National Night out will be October 3<sup>rd</sup> at Target, from 6 to 9 pm.

## Adjournment

The meeting was adjourned and the Board went into Executive session at 7:16pm.

## Executive Session Summary

The Board discussed DRVs, Legal matters, the security system and fence paint colors.

The meeting of the Executive Session was formally adjourned at 8:08 pm.

## Approved:

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