

Minutes

Lake Shadows Civic League Board Meeting

Lake Shadows Park

July 17, 2018

Attending: Sarah Harvey, Troy Caufield, Nora Caufield, John Henshaw, Jodi Lamb, Mike Higgins

Absent: Juan Ochoa

Sarah called meeting to order, Mike make motion to approve June minutes, Troy second all approved.

Mike made motion to accept resignation of Letha Whittredge, Patsy Hoover, and Lynda Kinard. Troy second, all approved.

Sarah ask if anyone wanted to be on the board as president. Connie Higgins said she would. Troy made motion to accept Connie as president, Nora second, all approved. Connie stated the secretary position was open and ask if anyone wanted to be secretary. Anita Crain and Betty Kimes stated they would, there was a vote. Betty Kimes 1 vote, Anita Dickerson 5 votes.

Troy made motion to accept Anita as secretary, Sarah second, all approved.

Sarah explained the board received several demand letters from a homeowner stating a possible law suit. There were 5 demands, the board met with the homeowner and his attorney, 3 of the demands were met after going back and forth with the homeowner and his

attorney. The 2 main demands were agreed on was a audit of the books, they wanted an outside audit to be done. Nora said she would do it and Letha stated she did not want a board member to do it so she suggested Sherri Castleberry do the audit. The homeowner and his attorney were fine with that since she was not a board member and was very knowledgeable about the books. The audit was done and sent to the attorney. The other demand was to pay his attorney fee's to be capped out at \$ 5,000.00 verses paying \$ 5,000.00 deductible to the insurance company. It was explained that if you get the insurance involved and had a lawsuit they would cancel the insurance, so that's why the board tried to settle without getting the insurance involved. The 3rd demand was to return maintenance fees. The 2 demands that the board did not agree to was to state who the homeowner was and the board members that voted to raise the dues resign. We told them we would not ask anyone to resign off the board. Nora made motion to accept the demand letter report. John second, all approved.

Sarah made motion to put the president, vice-president and secretary on the signature cards at the bank, Troy second all approved.

It was ask if anyone wanted to be bookkeeper. Sarah nominated Sherri Castleberry. Mrs. Castleberry stated she would be interim bookkeeper. Sarah made motion to accept Sherri as bookkeeper, Troy second all approved. Troy made motion to put Sherri on the signature cards at the bank Nora second all approved.

Financial report: Nora gave the report. There was a discussion about the cd's that were coming up for renewal. It was mentioned to put them in the bank until we could find out the best rates, Mike made motion to accept the financial report as given Troy second all approved.

Acc Report: Juan was absent

Deed Restriction Report: Nora gave the report there was 1 deed restriction letter sent out the problem was resolved. Sarah made motion to accept report John second all approved.

Maintenance Report: John gave the report there were eyebolts put in the swings at the boat ramp.

The table at the boat ramp needs to be welded, white rock needs to be added but that will cost a lot of money and we don't have the funds. Lights need to be replaced at the pavilion and gazebo. Everything that needed to be done for the health department has been done. Mike made motion to accept the report Sarah second all approved.

Pool Report: Sarah gave the report expenses \$ 6,000.00 collected \$ 5,400.00. Mike made motion to accept pool report Troy second all approved

Pool Inspector Report: The inspector was to come out July 6, 2018, he could not make it we are still waiting. John made motion to accept report Mike second all approved.

There was a discussion about purchasing a large copier there was one found for \$ 480.00. Mike made motion to purchase copier Sarah second all approved.

There was a discussion re: fax line it was explained that we could get a fax line for the Lake Shadows computer instead of a land line it would be a lot cheaper. Nora made motion to get the fax line Mike second all approved.

There was a discussion regarding Deer Run homeowners using our pool. Sarah just wanted to know if they were interested and how many for the remainder of the pool season. There was a meeting with 3 Deer Run homeowners they were told they would have to pay a membership fee of \$ 20.00 and pay \$ 5.00 per person per day. Nora made motion

for Deer Run to use our pool for the next 6 Anita second it was voted 3 approved 4 opposed motion failed.

Public comments: A homeowner ask if the board was going to ask to raise the dues in November and they were told yes but all the homeowners would have to vote on it.

A homeowner ask the board if anyone had any discussions with the lawyer who represented the homeowner re: the demands and it was stated no. Sarah told them that her parents used that attorney but she did not.

A homeowner stated that we did not have to use lifeguards and it was stated that yes we do since someone called the health department. There has to be 2 lifeguards because we have a diving board, then they ask if the diving board could be taken out then we would not have to pay 2 lifeguards and he was told that is the only thing there for the kids to use.

Sarah made motion to adjourn John second

Executive meeting July 23, 2018

Attendance: Troy, Nora, Connie, Mike, Sarah, John, Juan, Jodi, and Anita

The D&O insurance was \$ 5,330.00 with \$ 5,000.00 ded.

The new D&O insurance is \$ 4,128.00 with \$ 2,500.00 ded.

Pool Incident: There was a homeowner at the pool intoxicated and acting inappropriately. Due to personal information, no other information will be given to the public. Discussions of permanently banning from the pool until further notice.

Fax machine is up and running 832-827-3216

A homeowner requested the agenda be posted it was stated that the only thing that had to be posted was the date, time and place of the meetings with a 72 hours' notice.

Jodi mentioned a back to school party instead of a Labor Day party, she would get back and let us know.

Executive meeting adjourned.