

FRAGARIA LANDING HOMEOWNERS' ASSOCIATION
Quarterly Board Meeting Minutes
March 7, 2022

The FLHA Quarterly Board Meeting was held at the Herrera residence (8456 Landing Lane). Present: Elaine Herrera, President; Beth Lohr, Vice President; Michele Benson, Secretary; Lori Riis-Vestergaard, Treasurer; Robert Miller, Elected Board Member; Colleen Miko, Elected Board Member; Jeanette Guillaume-Marshall, Elected Board Member; Jan Salomon, ACC Member; and Guest: David Aschmann.

Treasurer's Report:

- The Treasurer's Report for the year ended December 31, 2021, and the year-to-date February 28, 2022, is attached to these minutes.
- Lori Riis-Vestergaard presented an update on the year ended Dec 31, 2021, financial results, a review of the tax returns (which have been completed and submitted) and the CD investment. The Treasurer's Report was accepted as read.

Secretary's Report:

- Michele Benson presented the minutes from the December 6, 2021, FLHA Quarterly Board meeting. They were accepted as read.

ACC Report:

- The ACC report was submitted by Carol McGhee and presented by Elaine Herrera.
- **ACC Report March 7, 2022:**
- **Approved:**
 - 12/17/2021 8332 Landing Lane Installation of utility shed. Color to match the house.
 - 12/27/2021 8364 Landing Lane Upgrade of exterior lighting. Black in similar style to current.
 - 12/28/2021 8755 Landing Lane Landscape plan for the sloped area. Includes planting of a variety of native plants and non-native drought hardy plants.
 - 02/04/2022 8332 Landing Lane Replace barn roof with same roofing as house. Remove existing cupola.

Old Business:

- **Operations Manual Development**
 - The operations manual is in development. Status and next steps were discussed.

- **Front Entrance Status Update on Lighting**
 - Due to the continuing failure of lightbulbs in the fixtures, the Board approved the purchase of replacement lights for the entrance sign, which have now been installed. The lights are self-contained.
- **Easement Rights and Caley Development**
 - Concerns continue regarding the Caley development behind our neighborhood and the potential use of the easement to access the development resulting in increased traffic on our private road.
 - Colleen Miko will contact the Dept of Community Development (DCD) for additional information.
 - Elaine Herrera will contact our attorney to put on notice that this is an increasing concern.

New Business:

- **FLHA Survey 2022 Results**
 - Elaine Herrera presented the results of the FLHA Survey 2022 conducted through Survey Monkey. 38 out of 46 households completed the survey for an 83% response rate!
 - Elaine Herrera will send the results to the full membership.
- **Weed Control**
 - **Road Shoulder Spraying**
 - Senske Services have taken over the accounts from Custom Insect & Weed Control and will be conducting our annual road spraying service.
 - Colleen Miko will research the chemicals they will be using.
 - **Senske Services are scheduled to spray the 2' gravel shoulders of the road on March 21st.** Elaine Herrera will email an announcement to members with instructions for how to designate "no spray" strips if desired by the property owner.
 - **Scotch Broom and Noxious Weeds**
 - A neighborhood work party will be convened to remove scotch broom, holly, and ivy along our road.
 - May 7 (Saturday) at 10:00am. Volunteers will meet at the gate.
 - Details will be sent out prior to this community event.
- **Director Positions on FLHA Board**
 - Two Director positions on the Board will come up for election at the annual meeting. If anyone would like to volunteer or would like to nominate someone for a position, before or during the Annual Meeting, please contact any Board member and let them know. These will be two-year terms.

- **FLHA Annual Meeting and Potluck**
 - The annual meeting and potluck will be held in person on **May 21st (3rd Saturday in May)**
 - Details (time, place, etc.) will be provided as we get closer to the date.
 - Elaine Herrera will look into getting a guest speaker on Homeowner Safety and Security.
 - A location is needed. Anyone who would be interested in hosting the meeting and potluck or has ideas for a location should contact any board member with that information.

Next Scheduled Meeting:

- **FLHA Annual Potluck and Meeting:**
- Saturday
- May 21, 2022
- Time and place TBA

Meeting was adjourned at 8:59 pm.

Minutes submitted by Michele Benson; FLHA Secretary

