

FRAGARIA LANDING HOMEOWNERS ASSOCIATION

Quarterly Board Meeting Minutes

March 18, 2025

The FLHA Quarterly Board Meeting was held at Steve and Leslie Harvey's home commencing at 6:32pm. Present: Dennis Duff, Director (8332); Beth Lohr, Director (8365); Graham Byng, Director (8565); Carol McGhee, President (8414); Steve Harvey, Vice President (8638); Lori March, Secretary (8364); Jan Salomon, ACC Member (8659); Leslie Harvey, Guest (8638); (Bree Lawing, Guest (8340); Eric Cronk, Guest (8348); Lori Riis-Vestergaard, Guest (8325); Ray Bulliman, Guest (8543)

Treasurer's Report

- **This Report will be submitted when it is finalized at a later date.**
- The FLHA website domain name and annual renewal fees are coming up and the Board approved the expenses.

Secretary's Report

- Secretary's Report (Meeting Minutes) were reviewed and approved by the Board electronically. All Meeting Minutes are posted on the FLHA website located at "fragarialanding.org"

ACC Report

- There were 2 applications approved this quarter. 8590: Reroof detached garage using Presidential TLC materials; 8525: Installation of pavers and concrete sidewalk in backyard patio.

Old Business

- **Beach Access Gate** – The gate project continues to progress but has had various delays due to weather. More wide spread solar was considered being used for this project, but is being shelved currently due to extensive increased costs for the additional trenching.

New Business

- **Annual Weed Spraying** – Senske has provided a quote for the spraying and the Board voted to approve the work. There will be a 2-3 week lead time in scheduling to enable the community time to enlist volunteers and to get signage up for those who do not want spraying along their frontage. An estimated time frame for this work is the end of April. ***In order to make this spraying more effective, please ensure your 3 foot set back from the road is free of any debris.***
- **Ice Melt Applications** – A thank you to the volunteers who helped with the application of ice melt along Landing Lane, which includes Steve Scranton, John Dashiell, Eric Miko, Carol and John McGhee. We appreciate you!
- **Road Easement Clean Up** – There will be a road easement clean up scheduled approximately 2 weeks prior to the weed spraying. A notice requesting volunteers will be going out shortly.

- **Tree Responsibility Concerns** – A resident had an incident recently, whereby a large branch hanging out over Landing Lane broke off and almost hit their vehicle as they were driving by. This led to their question of responsibility in the event of if it had hit their vehicle. It is generally thought if a branch comes down during a wind storm, it's considered along the line of "An Act of God"...if it is a tree that has been leaning heavily towards the road, the homeowner should be made aware in hopes of the risk being removed. This topic will also be on the Agenda of the Annual Meeting for further discussion in the expectation of getting more overall neighborhood awareness and input...***it is advisable for all homeowners to do a full property survey of any potential risks they may have and remedy the situation to avoid damage or injury.***
- The Annual Meeting is scheduled for May 17, 2025 at 12:30pm and will be hosted at the home of Carol and John McGhee (8414). If you are interested in helping with the organization (set up, shopping, etc) of this event, it would be very much appreciated. Please let Carol or another board member know. As a reminder, the food and labor are provided by the FLHA.

The next Quarterly Meeting will be held Tuesday, June 17, 2025 at 6:30pm. Location to be determined.

This Meeting adjourned approximately 7:42pm

Minutes submitted by Lori March FLHA Secretary

September 9, 2024 FLHA Quarterly Board Meeting Minutes