



**LAFAYETTE PLACE HOME OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING**

Wednesday, August 21, 2024
6:30 p.m. – LFP Office and via Zoom

- I. Call to Order: The meeting was called to order at 6:30 p.m.
- II. Roll Call / Establishment of Quorum

Board Members Present:

Matt Boguslawski
Arnoldo Perez
Olga Gallego
Monica Garcia
Ruth Valdez
Victor Gonzalez

Board Members Absent:

Kathy Beer

Staff Members Present:

Linda Adams, Executive Director, PMG
Nicholas Bouza, Director, PMG

- III. Approval of Board Meeting Minutes – July 17, 2024

Motion by Olga Gallego Beer to accept minutes as written. Ruth Valdez seconds. Motion carried unanimously.

- IV. Email Motions Approved since July 17, 2024: None

- V. Management Report

Beginning next Monday, there will be a 45 foot boom lift on the property for one month. There are areas badly in need of repair that cannot be reached safely with ladders.

A large piece of plywood soffit fell near unit 124 and there's nowhere to put the ladder. Other areas of rotten wood fascia, balconies that need repairs, etc. Using the lift is much safer for high areas. Cost for one week was \$1,200 and for the month is just twice that.

Asphalt update – huge difference in appearance and more importantly, safety. Speed bumps still need to be installed.

VI. Treasurer's Report

The audit firm has indicated that they are close to wrapping up the audit for fiscal year 2023. Once the report is received, we will share it with everyone.

Three of the \$90,000 CDs matured and were transferred into the money market account, since we had the large insurance expense as well as the expense of the asphalt project.

VII. Old Business: None

VIII. New Business

Monica Garcia motioned to approve a proposal from Rojo's Tree Trimming for \$11,907.50 to perform 5 days of tree trimming to remove branches overhanging roofs, trim back from buildings, and raise canopies over roadways. Victor Gonzalez seconds. Motion carried unanimously.

IX. Member Open Forum

X. Adjourn to Executive Session

At 6:38 p.m., Arnolando Perez motioned to adjourn to Executive Session. Olga Gallego seconds. Motion carried unanimously.

During the Executive Session, delinquent accounts and pending legal issues were discussed. No votes were taken.

At 7:28 p.m., Executive Session was adjourned.

Submitted by:

MONICA GARCIA
Secretary
Lafayette Place Board of Directors

Minutes Approved by Board of Directors on September 18, 2024