

SJC Lakeside Village Property Owners Association, Inc.

Board of Directors / Minutes Monthly Meeting

March 12, 2022 / 9:00 A.M.

ATTENDANCE

Directors present were Chuck Cloe, Petie Grant, Marcy Metz, Gail Miller, Steve Null, and Danny Washington. Absent were Fay Earls, Tommy Green, Kelly Scott, and Peter Thrasher. Also absent was Ann Young, Administrative Assistant.

CALL TO ORDER

With a quorum met, the meeting was called to order at 9:06 A.M. by Gail Miller, President.

PROPERTY OWNERS (MEMBERS)/COMMENTS

Present were Ronnie Emberton, Alan Hutson, Ricky McBurnett, and James Savoy.

READING OF MINUTES

The minutes from the February 12, 2022 Board meeting were read. A motion was made by Petie Grant and seconded by Danny Washington to approve the minutes as presented. The motion carried.

MANAGEMENT/TREASURER'S REPORT

The management/treasurer's report for February, 2022 was presented by Gail Miller. A motion was made by Marcy Metz and seconded by Steve Null to approve the report as presented. The motion carried.

OLD BUSINESS

- Update on status of pier replacement - The Association is waiting on a final quote from a contractor for the replacement of the old pier.
- Review of annual meeting plans – The Board will make its final decision during the next monthly meeting regarding refreshments for the annual meeting which will be held Saturday, June 11.
- Review of Board action plan – A quote was received to purchase materials for the beautification and restoration of the main entrance signs for the subdivision. The quote from Steel Supply, L.P. was in the amount of \$594.00, which was reflected a discount of the retail cost. The materials will be of appropriate gauge Corten steel (so it will oxidize and stay intact with the natural patina, with the design cut in each. A motion was made by Gail Miller and seconded by Petie Grant to approve the purchase of these materials. Motion carried.
- Dogs – The Association website received a record number of readers for the article about loose dogs in the subdivision. It has been encouraging to observe that there are fewer loose dogs in the subdivision.

NEW BUSINESS

- Officer Neil Adams – The Association, on behalf of the property owners of Lakeside Village, expressed its condolences for the recent death of Officer Adams, Environmental Deputy for San Jacinto County. Officer Adams had been very cooperative with the Association serving warrants for nuisance complaints, as well as for providing excellent community services in the County.
- Mowing contract for 2022 – Mowing contractors are continuing to be contacted to request quotes for mowing the subdivision. All quotes are expected to be submitted by April 6. In the event no quotes are received, the Board will discuss its options during the April 9 monthly meeting.
- Sign design – see Old Business, Review of action plan above.
- Gail Miller presented a brief explanation about the repair work in progress at the main boat launch area. The Association is working with the property owner next to the boat launch area to take care of the restoration of the area damaged by his project.

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Executive Session Summary from the February 12, 2022 Board meeting

Properties were inspected February 7. A report of violations observed on that day, along with the status of property violations that are still unresolved as of that day, was presented to the Board of Directors.

The following deed restriction violation correspondence was sent during the month of February:

| | |
|---|---|
| Courtesy call (misc. appliances in yard) (Mary & Oakdale) | 2 |
| Courtesy email (status of cleanup) Oakdale @ Chestnut | 1 |
| First letter weeds, grass, paint(Hilltop) | 1 |
| Certified letter for skirting (Hilltop) | 1 |
| Certified letter (multiple violations) S. Lakeside | 1 |

During the month of February, the following collection letters were written:

| | |
|---------------------------------|---|
| Chapter 209, second (certified) | 5 |
|---------------------------------|---|

COMMITTEE REPORTS

Architectural Review

There were no applications received during the month of February, 2022.

Maintenance & Safety

Nothing new to report.

Community Relations

The Association newsletter was published February 18, 2022 via email, Association Facebook, and Association website. The minutes and financial reports and meeting minutes are updated on the website thru February, 2022.

The Board moved into Executive Session at 9:55 A.M.

With no further business, the meeting was adjourned at 10:25 A.M.

Respectfully submitted, Gail Miller, President