

## Activities Committee August Meeting Minutes:

### Attendees:

X	Chairman, Judy Schumer		Paul Batista		
	Treasurer, Carol Traczyk	X	Tammy Bollman	X	Joanne Coles Root
X	Secretary, Dorothy Long	X	Lisa Cox		
		X	Ed Noble		Amy White
X	Board Liaison, Stephanie Ryan		Lisa Peterson		Trish Oberman

### Topic 1- Budget

- The treasurer reports a balance of \$9045

### Topic 2 –July meeting minutes were approved unanimously.

### Topic 3- Labor Day - September 5

- Budget is \$1500
- DJ hired for \$500
- Ice Cream – plan is to pay for a certain number of ice cream cones and pass out free coupons up to \$450. Judy will discuss with General Manager before speaking to owner of the Purple Cow. We need to have a guarantee that they will have sufficient inventory available to redeem the coupons, which would be only valid on Labor Day. If it doesn't work out with the Purple Cow, we will look into working with food trucks.
- Remaining budget will be used to purchase Lake Holiday Swag to be given as prizes in games to be led by the DJ. Stephanie will create games and criteria to win.

### Topic 4- Teen Obstacle Course – September 10

- Army Recruiters will set up an inflatable Obstacle Course and soldiers will man the stations.
- Judy will lead and several residents have volunteered to help
- We will provide bottled water.

### Topic 5- Comedy night – September 10

- Budget \$1300
- Judy has contacted several “clean” comedians on The Bash and will send out their information to the Committee by email so that we can vote on a choice.
- Attendance will be limited to the first 96 who sign up in order to limit crowding. Sign up will be by email and open to residents first. Non-resident guests of residents will be placed on waiting list if seats are available.
- Judy to check to see if there is a stage available and where it is stored,
- It will be BYOB and bring an appetizer to share.
- The committee will purchase a few bags of chips and salsa or dip and limited mixers, water and paper products. Dorothy will work with Shannon in the office to purchase. We should have most of the paper products in storage.
- Dorothy will lead set up and clean up – Tammy, Lisa C, and Dennis Root volunteered to help and Ed will also help if he is available.
- Dorothy will send email asking for additional volunteers

### Topic 6 –Square Dance - August 27

- A resident has volunteered to teach and call square dancing. The only day she is available before the clubhouse is closed for renovation (on 9/19) is August 27<sup>th</sup>. This is the same day as the Sunset Social. The plan is to do it after the Social meal is over.
- Judy will coordinate with Barbara McGill

Topic 6 –Fall Fest – October 2

- Moving On Band is hired
- Judy hired an Air brush tattoo vendor and someone to make balloon animals
- Lisa Cox will check on the price for a bounce house
- Judy is checking on price of pumpkins

Next meeting: Tuesday September 6 at 7 PM

**Buildings, Grounds and Safety Advisory Committee  
Minutes of August 8, 2022**

Members in Attendance: Tammy Bollman, Frances Coates, Jim Coates, Karen Gahr, Mary Lewia, Phil McAllister, Pat Majewski, Cathy Melcher, Darrell Melcher, Bob Middleton, Charles Nieman, Diane Noble, Jim Pitzvada, Lee Schumer and Dustin Terry

Absent: Rita Nieman, Don Myers

Guest: Jerry Adame, Jeff Kerns

With a quorum established, the meeting was called to order at 10:00 am.

**Open Forum**

- Jerry asked about the \$3,800 budgeted for the red and white tees. He wanted to know about the money needed for the remaining tees.
- Jerry spoke about forming a Lake Holiday Disc Golf Club. He also stated that he believes an annual Disc Golf tournament would be well received and could help raise funds for course improvements.
- Jim Pitzvada asked that a second Pickle Ball court be painted on the second tennis court. Pat said that that was doable but not until the court is cleaned and repainted. It will also have to coincide with Wilson's coming back to do other painting. There will be a Tab addressing this.
- Jim also stated he talked to Mike Goodwin about bush hogging the golf course. He also suggested planting wildflowers around the course. Garden Club might be interested in this.
- A member of the community has asked that a Dead End Ahead sign be placed at Dogwood and Highland. The committee approved a motion to create a Tab to address this issue.
- Mary will write a Newsletter Article explaining how inquiries, complaints, etc. handled. Just because it's requested or goes before a Committee or Board, doesn't mean it's a done deal.

The minutes for the May 9 meeting were approved.

**Old Business**

- Cathy gave an update to the Clubhouse great room.
  - Due to a delay in materials, etc., there is no definite timeframe for completion of work. Would like to have work completed by Annual Meeting.
- Tammy went over the material submitted by three playground equipment companies. BYO Playground was the company that was most responsive and willing to meet our needs. The committee approved a motion to move forward with BYO. Tammy will contact BYO for additional information and it ready for September meeting.

## **New Business**

- Relocation of Deck Tables
  - When the clubhouse is rented for an event, i.e., wedding, LHCC has been asked to remove the tables. Current ones present the same issue. Mary suggested we charge an additional fee for removing the picnic tables from the deck.
  - Suggested relocation of the tables to an area by the front walkway using pavers was researched. Pat spoke to Reading about this location. In their opinion a retaining wall and hand rails would be required. The nearby brush would need to be cut back or removed and the trees would need branches removed if not the whole tree. The committee agreed that this was not a good location.
  - Another location discussed was a wide, flat area on the other side of the mechanics. It's low enough to not require a retaining wall. A sail cloth cover could be used to block out sun.
  - Dustin pointed out the downside of using pavers – weeds and general maintenance.
  - The Committee approved a motion to table the topic until more research could be done.
  
- Darrell presented the emails from Community Suggestions pertaining to BG&SA.
  - The committee was tasked to review the suggestions and help think of possible solutions.
  
- Greenwood Ct & Lake Holiday Road – 3-way stop
  - Due to its precarious location (top of two hills), the committee approved a motion to not install a 3-way stop at Greenwood and Lake Holiday, but, make trimming of the trees at the intersection a priority. Per Phil, as of the afternoon of the 8th, this trimming has taken place.
  
- Roadside tree trimming – preliminary thoughts
  - Mike Goodwin (GM) presented in the last board meeting that tree clearing along roadways need to take place and it would be best if this work was outsourced.
  - BG&SA needs assist in identifying more vendors bid on the project. Currently, Smelser's Tree Service and Old Town Tree & Landscaping have been identified. At least 3 companies would be ideal to bid for the contract.
  - A survey of where the trimming is needed to set priorities.
  
- Questions from BG&SA for potential Board candidates
  - The committee came up with several good questions ranging from knowledge of processes to knowledge of PRPs.

**Meeting adjourned at 12:00 pm**

# Finance Committee Meeting

## August Minutes

**6:30 PM Tuesday, August 16, 2022**

**Open Forum:** No comments

**Chair:** Ed Noble

**Members Present:** Jim Coates, John Martel, Pat Majewski, Butch Nesbit, Charles Nieman, and Darrell Melcher

**Members Absent:**

**Member Withdrawn:** Tom Wallace

**Board Members:** Pat Majewski, Darrell Melcher, Ed Noble, Elizabeth Hair, Cathy Melcher, and Betka Hardgrave

**Guest Present:** Mike Goodwin

A quorum was set up, and the meeting called to order at approximately 6:31PM. The agenda approved.

**Approve meeting minutes:**

- The July 2022 minutes approved.

**Agenda:**

- Review of July financials: General discussion of the variances between budget and actuals.
  - Updated the redlined text regarding the storm that damaged the docks from July to June 22.
  - Asked for clarification on line 5025 Printing/Coping regarding the Actual, Budget, and Over/(under). As the monthly looks like LHCC overspent the annual numbers are within budget based on the annual budget.
  - July financials approved.
- Presentation of 2023 Annual Budget
  - Discussed the numbers regarding 4305 Capitalization Fee. Based on input from local realtors the budget reduced by 10%. Realtors project the housing market will reduce by 10%.
  - Noted that finance committee recommends reducing the undesignated funds balance by approximately an offset of \$95K to maintain the current assessment

levels. With the modification of rounding the monthly assessment fees for each category: Lots with homes - \$142.00, Lot with utilities - \$131.00, and Membership Lots - \$49.00, Rounding this would leaves a short fall of approximately \$1,040.00 in assessments for the year.

- Committee supported the printing of the 90-day delinquent in the September Newsletter. Discussion surrounding the cutoff date which landed on August 15<sup>th</sup>. There will be a meeting on August 24<sup>th</sup> to finalize the list.
- Also pointed out the increase in salaries for both the administrative staff and maintenance teams to compete with the local economy.
- Discussed at length the Security Contract and the quality of services provided. Based on the fact the current provider was not the most expensive or least expensive bid the question was ask why the board selected them. Answer: Best Value.
- Committee discussed the Dance Floor budget line. The purchase of a new dance will move forward. This will provide our members the option of utilizing the old dance floor at no cost until the floor is no longer serviceable or they can request the new dance floor which will be stored in the lower level at a cost of \$200. This amount is to offset the labor required to setup and teardown.
- Capital Improvement Plan (CIP) currently has no additional funding for 2023 based on the cashing out one CDAR using undesignated funds to complete as many open projects as possible in 2022. A few projects like the walking paths will continue into 2023 with current funding.
- Replacement Reserve discussion surrounding the potential of cashing out another CDAR further reducing undesignated funds balance at the end of the year and depositing the amount into Replacement Reserve. to replenish the moneys utilized in 2022 and meet or exceed the recommended increase by the Replacement Reserve Auditors.
- Recommendation to provide a process to present to the community of how projects receive funding. Utilize the newsletter to educate the membership.
- Board Members in attendance recommend the 2023 Budget be presented at the August Board Meeting for approval.
- The meeting adjourned at 8:00 PM.

The next Finance Committee meeting will be on Tuesday, September 20 at 6:30 PM.