

January 20th, 2024 Quarterly Meeting Minutes

Meeting held at the Lakehills Library.

Board members present: Carrie Scott, John Zukowski, and Cara Gibson

Meeting called to order at 10:20

Before the meeting a conversation was had about the dumpster pad and looking into a trash compactor and adding electric to the park.

John read July's meeting minutes and motion to approve was made approval past.

Carrie gave the financial report. Motion made to approve motion passed.

John asked about the web fees. I informed him the charge is 35\$ a month.

Deborah Ryan interrupted the meeting asking about the past due fees. Then, Henry interrupted giving his advice on collecting the past due dues and fees for an additional 5-10 minutes. They couldn't wait until open session.

Annual Budget was handed out and reviewed. Motion to approve. Motion passed.

Architectural Report: A house was approved and a shed for another property and a metal building for a boat on a property. The upper gate needed a arm for the opener.

Motion to approve time limit for each person to speak during open session is 3 minutes max and for a total of 30 minutes for open session. Motion approved.

Discussed getting electric in the lower park.

Need to look into a new service to get a better price.

Need to appoint someone to look for violations – a board meeting.

Meeting in March to decide what is going to be done about the dumpster.

Need to call road and bridge to fix some pot holes in the community.

Open Session: A discussion was had about the HOA computer and not working.

And doing the invoices to get done and mailed out.

Found an older edition of QuickBooks to use.

Henry started speaking about taking pictures of someone's property and that there's no merit in that and now you can take anyone to court in small claims court under a JP without or with an attorney. His concept is that things are said at the meeting that we set up the rules for people to live here. He stated that we all signed up for the rules to live here and it's like a lien against your property. You have to follow these rules and we are being deprived of our property rights here.

Deborah Ryan went on about the violations again. Henry says there needs to be surveillance at least once a month. To deal with the trailers and such. He wants pictures. Carrie said photos don't need to be taken. Documentation can be done.

Then Deborah Ryan went on about taking pictures too. She went on about how she went around the community collecting violations on everyone. The same story she says every meeting. Blaming board members for not wanting to do this. Her picture taking was not taken well by Carlos. Deborah got upset by Carrie interrupting. She went on to explain about her taking the picture at Carlos's. And she liked what Henry said about property rights.

She then went on about how this society is headed. Rules are rules and were written for a reason. She knows they are out dated but they are still our rules. She also went on how she has made a list of violations and there are more than the board sent out. The board said there has been a response.

The time was up and the meeting was adjourned at 11:10 am