

WOOD RANCH - LAKE PARK VILLAGE

HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING September 27, 2023 MINUTES

CALL TO ORDER

The Board of Directors Meeting of the Lake Park Village Homeowners Association was called to order at 6:00 p.m. The Meeting was held in person at The Emmons Company and via video/teleconference in compliance with Civ. Code §4090(b).

BOARD MEMBERS PRESENT

Paul Fowler
Dave Matthews
Joan Ruddell
Eric Smith

OTHERS PRESENT

Pam Zegers, Association Manager
Dana Moore, Association Manager

HOMEOWNER CONCERNS:

Concerns as discussed at the meeting and received in writing included:

- Concern with the grass in the common areas appearing to be dry/dying.
- Homeowner at Lot #00085 in need of fence to be painted.

COMMITTEE REPORTS

Security – The Board reviewed the current security report submitted to Cornwall Security.

Lake – The Board reviewed AquaTechnex monthly report. The crew will continue to cut down the cattails and spray SeClear across the lake to kill algae and clarify the water. They are also going to spray the floating aquatic plants in the upper ponds and cattails that were cut with Diquat aquatic herbicide to prohibit regrowth.

ARCHITECTURAL

Reviewed proposal from Slade (Proposal #2264) to Install 210-1 gallon purple and white Lantana Soil Amendments.

RULES VIOLATIONS

The Rules violation log was presented to the Board for review.

NEWSLETTER

Newsletter items were discussed.

MINUTES

The Board reviewed and unanimously approved the September 2023 meeting minutes.

FINANCIALS

The financial report for July was reviewed and unanimously approved. The total cash on hand as of September 30, 2023, was \$457,841.47.

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Delinquency Report – The Board reviewed a copy of the current delinquency report.

Escrow Report – The Board reviewed a copy of the current Escrow Report

OTHER ISSUES

Misc. Correspondence: None to report

Action Item List – The Board reviewed the action list from the last meeting.

NEXT MEETING

The next Board of Directors is scheduled for October 25, 2023, at 6:00 p.m. at The Emmons Company and via zoom/telephonically.

ADJOURN

There being no further business, the Board of Directors meeting was adjourned at 7:10 p.m.

Respectfully submitted,

Dana Moore
Association Manager