



Lake Forest Board of Directors Meeting
January 21, 2020
Minutes

Location: Lacey Fire Station #34, 8407 Steilacoom Dr., Lacey, WA

Board members present: Chris Sherin, Gregg Langer, Beckie Weatherford, Kathleen Emmitt,

Board members absent: Judi Denney

Guests:

Time started: 6:56pm

Welcome by President

Presentation - Bond and Levy Measures for North Thurston Cty schools on the ballot Feb 11, 2020 - Assistant Superintendent Vicky Lamoreaux

- Vicky gave us a presentation on the needs for the bond and levy that is on the ballot including updating River Ridge High School and Komachin Middle school as well as updating security and safety at 3 of the elementary schools

President Report

- See attached report
- Need volunteers for the board and for the maintenance committee and website manager

Secretary/Treasurer Report

- office supplies were greatly reduced due to moving more towards emailing as opposed to postal service.
- also reduced the phone bill by 50% by changing phone providers.
- were able to keep the dues the same in 2020 -
- We need more volunteers to continue to keep our dues low.
- Vote to transfer 39,948.59 for 2018 and 2019 from operating budget to reserve fund. APPROVED - see attached breakdown
- Create a line item on the budget to show the in and outs for the reserve fund.

Architectural Review Committee (ARC) Report

- paint, fence, sheds, extension of driveways were all approved last year.

Covenants, Conditions, & Restrictions (CC&R) Report:

- With the help of Nan White, former board member & CC&R chairperson, the neighborhood improved tremendously over the last year due to her diligence in patrolling the neighborhood and sending letters to homeowners that were out of compliance. Thank you Nan! We were able to get a judgement against 1 of the homeowners that continually disregarded the CC&R's. Going forward, our new board member and CC&R chairperson is Alex Broman who will begin his duties in February.

Maintenance Report

- Removed trees, cleaned up greenbelts, inspected and maintained the ponds

Waterfront Project Report/Long Lake Management

- Started the process to refurbish the waterfront
- Partnered with SCJ Alliance to come up with a plan for the waterfront
- Completed the permitting process
- Soil testing, gopher survey were also completed
- Hearing is scheduled for February 25th @ 10 am
- Thurston County and Fish and Wildlife will give the final approval.
- Have a meeting or two with the neighborhood to show what we want to do and get ideas and feedback.
- Jeff Heard volunteered to help with the construction planning portion of this project.

New Business:

- Kathleen Emmitt was nominated and voted in as President
- Secretary position
- Holly Harmon volunteered to take on the website manager position.
- Vote: Transfer \$39,948.59 from general fund to reserve fund. see attached report. - APPROVED

Meeting adjourned @ 8:24

	Amt to Transfer for 2018		
	\$29,850.55	12/31/18 Statement Balance	
		-\$413.26 Outstanding Checks as of 12/31/18	
		-\$111.03 Balance Late Q4 Not Transferred	
		-\$634.94 Credits as of 12/31/18	
		\$28,691.32 Subtotal	
		\$14,345.66 Amount / 2	
		\$111.03 Balance Late Q4 Not Transferred	
\$14,456.69	\$14,456.69	Amount to Transfer for 2018	
		2019 12/31 Acct Balance \$54725.44	
	\$40,268.75	- IOU from 2018	
	\$832.50	Reserve IOU for CK#6258 & 6259	Transferred 1/15/20
		To Reserve for Google Pay IOU Dec Pmt	
		-\$360.00	Transferred 1/15/20
\$8,568.20	-\$8,568.20	2019 Late Charge Deposit to Reserve	
	\$28,485.45	Subtotal	
		Credits	
\$5,361.95		Reserve not transferred/verified.	
		-5361.95 Need to balance	
	\$23,123.50	Subtotal	
\$11,561.75	\$11,561.75	1/2 Balance	
	\$39,948.59	Amount to Transfer to Reserve for 2018 & 2019	