

North Lake Shore Homeowners' Association

Annual Meeting

October 20, 2024

5:00 pm

IBYC

Minutes

Welcome - 5:03pm

- Call to order - 5:03pm Chris Wright
- Introductions - 5:04pm
- Attendance Sheet - 5:05pm completed and on file

2025 Budget - 5:06pm

- Budget Approval Vote - 5:06pm Motion made and approved by majority.

Board Member Updates - 5:07pm

- Officer Announcements, Changes, and Continuations -5:07pm
 - Secretary – Volunteer needed - Jessica Cleeton volunteered and was approved by majority vote.
- Street Representative Changes and Continuations -5:08pm
 - 12 Oaks – Street Representative needed - Mary Everson is stepping down and is looking for a replacement by January meeting date.

Old Business Topics - 5:09pm

- Signs for HOA meetings - 5:09pm Chris reported that a few signs from Ace Sign Co. would cost a couple thousand dollars, and we are exploring other options. It is felt that signage might not increase turnout at the meetings. We will table the topic for further discussion until January's meeting. Emails were suggested as a solution, we will continue to post on Facebook and send out texts.
- Landscaping at Chesapeake Landing entrance and others - 5:12pm Topic will need to be discussed with the neighbors at the entrances.

New Business Topics - 5:14pm

- Outstanding dues next step - 5:16pm
 - 2225 Lake Crest Drive – letters have been mailed and a letter delivered by hand, if not paid will be a lien placed on the property.
 - 6309 Wind Tree – believed to have been paid.
- Text message alerts - 5:17pm Chris is investigating the use of text alerts for the neighborhood.
- Neighbor yard clean up - 5:17pm Please notify the NLS board if yards are not being kept up so the issues can be resolved.
- Open Floor Items - 5:18pm
 - Empty lot on Waterbury Pond - 5:18pm Rock has been laid but nothing has happened with that property. The property owner was going to build but that fell through. Because building has not begun nothing can be done by the HOA. We can ask that the property owner keep the lot in good appearance but cannot be forced to build or to sell.
 - How to address flooding issues and parcels effected by heavy rain - 5:25pm Justin Knoedler asked if there is something the HOA might be able to do and asked about the possibility of rock. Justin will get a couple of bids and bring info to the meeting in January. Hold a vote in the next meeting.
 - People running the stop signs - 5:28pm This is a topic for discussion with the neighborhood officer.

- Kids without licenses driving golf carts in the neighborhood - 5:29pm It is suggested that this be reported to the HOA, the parents of those individuals will be contacted.
- Trees with wind damage sitting between the street and sidewalk - 5:14pm It was recommended that the homeowner call the city to have the trees removed if that is the request. This is due to the location of the trees causing it to be a city issue.

HOCC Updates - None

Guest Speaker- Officer Bridges - 5:23pm did not attend

- Neighborhood Safety – did not occur
- Question and Answer – did not occur

Upcoming Dates - 5:23pm

- January 22nd – IBYC Trophy Room – 6pm
- April 23rd – IBYC Trophy Room – 6pm
- July 23rd – IBYC Trophy Room – 6pm
- October 19th – IBYC Annual Meeting and Annual Party – 6pm

Adjournment - 5:31pm