

Minutes for LEHOA Board Meeting on January 10, 2022 at #68 (Janis Verran) @ 6.00 pm

In attendance: Joe Tummers, Joe Abounader, Jim Cooper, Janis Verran, Dennis Bernhardt, Mike Sweeney

- December Minutes were approved.
- December Financials were approved.

Old Business:

- Joe A. and Dennis will address landscaping issues between 8/10, 10/12 and 16/18 in the spring.
- When the weather allows, Dennis and Joe A are authorized to rent a metal detector in order to locate and mark L.E. boundary behind units #22 thru #38 with "permanent" markers. (Found marker (stone) behind #22; could not find pin (metal) behind #28). They will also use to ensure no metal spikes in the landscape conversion at #38.
- RTG Property Management agreed to treat kudzu on their property behind units 36, 38, & 40.
- LEHOA was assessed a fine and penalty (\$53.81) for being late on our 2017 tax return; lodged protest with IRS.
- Joe A. repaired gutter #30 at a cost of \$3.39.
- Sometime in spring the Board will re-assess need for gutter drainage #1; estimated cost \$1,750.00. (Jim Cooper will solicit further bids)
- Pre-paid Englewood \$1,548.00 for 2022 Lawn treatments.

New Business:

- The website will be updated to reflect current insurance policy. All other items are up to date.
- The audit of the financials will be completed by the week ending January 14, 2022.
- For purposes of reporting to the State of Tennessee, Janis Verran was named LEHOA Vice-President.
- Two members will cycle off of the Board in June. Please consider serving on the LEHOA Board. The alternative is to pay a property management service to handle LEHOA business.

MAINTENANCE REQUESTS (required for ALL job requests):

- #40: Problem will be addressed after crawlspace is considered dry. Will wait until spring to fully investigate.
- #38: Incorporate old flowerbed into lawn area. This work will be done as the weather allows.

NEXT MEETING: Tuesday, February 15, 2022 at unit # 68 at 6:00 pm