**Lakeridge HOA Annual Meeting Minutes August 25, 2018**

Meeting called to order by Evelyn Johnson at 8:00am

1. Review of financials
	1. Reviewed 2017 P&L
	2. Compared 2017 P&L to 2018 P&L
	3. Reviewed 2017 Balance Sheet
	4. Reviewed 2018 budget
	5. FHA Certification requirements
2. Proposed Site Improvements (in order of priority)
	1. Constant repair of sprinkler valves and heads
	2. Remove dead shrubs around complex
	3. Replace bark
	4. Plant new flowers and shrubs
	5. Install new doggy pot in the back
	6. Crack seal parking lot
	7. Repaint several parking stalls
	8. Replace ballasts in post lights.
	9. Install new window well covers.
3. Rent ten visitor stalls at $75/month to help pay for projects
	1. Send communication to owners.
	2. Will allow visitor parking if vehicle information is provided in advance.
4. Open discussion with owners
	1. Low Storm Drain box in the south parking area.
	2. Restore wall caps along west parking area, and install parking blocks.
	3. Paint all doors uniform color.
	4. Remove stains from breezeways.
	5. Lighting photocell appears to be broken.
	6. Unit 1516 has a leak impacting downstairs unit.
	7. Pest control is being used multiple times a year.
	8. Need to communicate directly with owners when there’s an issue, before enforcing with tenants.

Action Items

1. Plan and execute all landscape projects – Board

Meeting closed by Jared Christensen at 10:10am

Minutes recorded by Jared Christensen