



**Home Owner's Association of Lake Ramsey  
HOA Meeting of January 25, 2018  
Fire Station Hwy. 25**

**Meeting called to Order at 7:00 P.M.** – President David Caldwell, Dimy Cossich offered a prayer. All members present.

**Treasurer's Report:** presented by Jeff Burton, Treasurer

- Jeff reported that we have ended the 2017 year in the black and that \$7,000 will be transferred to the Emergency Fund this month.
- The 2018 Budget remains much the same as in years past with the exception of a couple of items being further divided into more categories for clarification. Since the last HOA fee increase in 2008 there has been an increase of approximately 70 percent in expenditures. Board Member Steve King requested clarification as to where the current dues increase was placed in the budget. The increase of HOA fees has been spread over the entire budget.
- President Caldwell asked if all Board members had reviewed the proposed 2018 Budget. All members had, and a Motion was made by Dimy Cossich to accept the 2018 Budget with a second by Neville Dolan, all members approved, Budget approved.

**Management Company Report** – given by David Caldwell (see attached)

- A new information sign has been ordered and will be installed when it is received by the vendor, weather permitting.

**OCI Update-** David Caldwell

- Attorney Trey Lape has filed a Motion with the Court to direct OCI to repair the street at the resident's gate. The Court date is set for March 27, 2018.
- Attorney Trey Lape is also preparing a letter to all residents regarding laws and regulations of operating motorized vehicles on the subdivision streets. This letter will also contain information concerning the new electronic lock for the boat launch. Residents will be provided instructions on what information will be required and how to operate the new lock system. The Board believes this new system will be more effective and less expensive.

**Old Business:** None at this time

**New Business:** None at this time

**Gates and Security:** (See OCI Update)

**Infrastructure:** (See Management Company Report.)

- The drain pipe that failed and caused a sink hole in the rear of 14420/14428 Riverlake Drive has been repaired with the exception of the top soil being replaced.

**Lake Committee:**

- A meeting of the Lake Club was held on Jan. 18, 2018 at the home of Dimy Cossich. Mr. McElroy of Aquatic Solutions attended the meeting via conference call.
- Dimy stated that the delivery of 500 4” to 8” bass would be made on Friday. Plans are in the works to hopefully establish a 10 year plan to improve the quality of both the fish and the water. Also, the club has contacted an expert to help plan the revitalization of the island when we obtain possession of same.
- Bob Panek and Gary Forbes are attempting to collect soil samples of the bottom of the lake in order to better understand and manage the health of the lake.

**Architectural Committee:**

- Neville Dolan asked if the Board would press GNO Management to have the wire fence removed at 13602 Riverlake Drive. He stated that he has made several attempts to have the resident remove the unapproved fencing but to no avail. Jeff Burton said he would speak to GNO and obtain the dates of Covenant Violation letters and fines that were imposed. That information will be forwarded to the Board for a decision on the next action to be taken.
- No building requests were made to the Architectural Committee this month.

**Garden Club:**

- Ellen Clare Caldwell stated that the Garden Club members would be planting Spring flowers this week.

Jeff Burton made a motion for the meeting to be adjourned and this was seconded by Demy Cossich. All in favor.

Meeting adjourned at 7:43 P.M.

**Attachments:**

- GNO Property Management Report
- Income Statement
- Balance Sheet