

LPHOA BOARD MEETING 02\05\2007

Present: Chuck Keller, Julie Mueller, Danny Mills, Mary Pierson and Richard Vogt

Absent: David Barnes, David Stine, Pete Voth, and Rob Young

Meeting called to order at 7:06 pm

Regarding the 2006 Homeowner Assessments:

- Julie announced that as of today 316 homeowners have paid their assessments and 34 homeowners have not. Julie will help organize an effort to pick up the dues manually.
- We still have a homeowner who has faithfully paid his 2006 and 2007 assessments, but has not paid his 2005 assessment. Consequently, he had a lien placed on his home two years ago due to non-payment. He currently, owes the 2005 dues, interest (8% per annum) and lien fees. Richard Vogt volunteered to go and talk to him about payment.
- We also have a homeowner who has refuses to pay his dues for 2005 and 2006. He currently has two liens on his house and is past due on his 2007 dues also.

Diane King, a LP homeowner, contacted Julie and expressed an interest in becoming a committee member particularly regarding the beautification of the front entrances.

The bank contacted Julie and told her that our savings account needed to show some activity or it would be considered inactive. Julie will contact the bank and find out what the particulars are.

Regarding the front entrances:

- Colburn Electric labeled the electrical panels in the front. Danny will inspect conduits at the front entrances to see if they have been capped off properly.
- Steve, the contractor, has delayed work on the front entrances due to a death in his family. He will begin as soon as the weather gets a little better.
- Tru-Green gave us a bid to landscape the front entrances using the same plant list as the Southwood Nursery proposal. Tru-Green's bid was slightly higher than Southwood's bid; but, there are other considerations than price alone. Tru-Green's list was slightly different, most notably was the use of cypress mulch instead of pine mulch. We opted to vote on which contractor to use when more board members are present.

Regarding the street lighting:

- Danny received the light globe from the internet purchase and commented that it appears to be an exact replacement. (We usually have to replace about 12 globes per year).

The contract at the LPHOA storage unit, near the corner of 61st and Garnett, has been renewed and is paid up until St Patrick's Day 2008.

Richard Vogt expressed a necessity to get the Homeowner's to ratify the new covenants. He would like to divide the subdivision up into quadrants and systematically proceed with the effort.

Julie made a motion to adjourn the meeting. The motion passed and the meeting was adjourned around 8:30 p.m.