

Folsom Lake Estates Homeowners Association
Board Meeting – June 11, 2019, 7pm
Raley's Event Center, Granite Bay

IN ATTENDANCE

- **Board Members:** Susie Barr, Jennifer Makol, Sharon Russo, Chris Vadnais, Rich Wise
- **Unit 2:** Susan Moss, Garen McCune
- **Unit 1:**

OPEN FORUM/HOMEOWNER COMMENTS:

REVIEW OF APPROVED MAY MINUTES: No changes.

TREASURER'S REPORT: The current balance stands at approximately \$161,500, which is approximately \$18,000 more than the same time last year. Year-to-date expenses were approximately \$22,900, leaving accounts in good standing

- **Funds to CD:** Treasurer Rich Wise opened a CD at Umpqua for \$90,000 for 13 months at 2.5%. The Board signed the necessary paper work for the account during the meeting.
- **Reserve Study:** Secretary Chris Vadnais will provide the Treasurer with the details needed for Browning Reserve Company so that he can begin the Reserve Study process.

COMMITTEE REPORTS:

- **Architectural Review Committee:**
 - Committee Chair Garen McCune will contact the residents who submitted plans for a new pool to ensure that their drainage is adequate.
 - Chairman McCune is adding six feet onto his master bath and an attached (by breezeway) 3-car garage. There is no impact on setbacks. The Board approved his plans.

OLD BUSINESS

- **Park Update:** San Juan Water alerted Admin to a higher water usage in the park. Folsom Landscape found no leaks but reduced the water use. They report that the trees, grass, and plants are all fine, but suggest adding new bark around the playground at a cost of \$200, which the Board approved. Admin will remind Folsom Landscape to address the weeds for fire control. Secretary Vadnais recommended that the cottonwood tree by the street side of the soccer field be removed, and the Board approved a motion to spend up to \$600 to remove it (leave the stump). Admin will check on the price with Folsom Landscape. The Board also reiterated its approval for Secretary Vadnais to purchase new basketball nets and hooks and paint the backboards.
- **San Juan Water Refund:** FLEHA will receive a credit of \$96.60 in the July statement for a leak that occurred during December 2018.
- **Fire Hazard/Dead Trees:** President Jennifer Makol spoke to a certified arborist for advice on how to ascertain when trees (particularly redwoods) in FLE are unsafe. The arborist explained that the real threat from a dying redwood is that the top could blow off, rather than the entire tree toppling. She suggested having the fire department organize a tree safety talk for homeowners and also identify tree hazards in the neighborhood. Secretary Vadnais felt that the fire department would do the education but not the identification of hazards. President Makol suggested that the Board could identify dead/dying trees in the neighborhood.
- **Bylaws:** Admin to send copy of signed signature page to the attorney and request direction on submitting it to the County, if necessary.

- **Nuisance Letter/Addendum to CC&R:** Secretary Vadnais drafted a suggested “nuisance” addendum to the CC&R. Vadnais will implement changes to the language, as discussed, and the Board will begin the process of adopting the new clause into our CC&R.

NEW BUSINESS

- **Sunday in the Park Event:** Almost 100 residents RSVPd. The event was a great success – Jamba Juice, food, pickleball, and some games for the kids were all well received. The Board discussed the possibility that the high turnout was due to fewer events and all expenses paid by the HOA.
- **Parking Lot at Park:** The Board feels it would be too expensive and problematic to pave the parking area, but suggested possibly considering, at a later date, re-doing the area with a different type of gravel/rock that would compact better.
- **Website/Mass email Options:** The Board approved spending up to \$300 for IT assistance, if needed, to set up a new website host and mass email option.
- **Request to Use Park for Fundraiser:** Secretary Vadnais reported that a resident inquired if she could reserve the park for a daytime church fundraiser, which would feature food, a music festival, and \$20 admission fees. The Board felt it is within the homeowner’s rights to reserve the park for this function.

The meeting was adjourned at 8:15 pm, 5/0/0.