

Folsom Lake Estates Homeowners Association

January 5, 2021, 5:00pm
6485 Oak Hill Drive, Granite Bay

IN ATTENDANCE

- **Board Members:** Jennifer Makol, Chris Vadnais, & Rich Wise
- **Unit 2:** Susan Moss
- **Unit 1:**

OPEN FORUM/HOMEOWNER COMMENTS: No comments.

REVIEW OF APPROVED NOVEMBER 2020 GENERAL MEETING MINUTES: No changes.

TREASURER'S REPORT: The current balance stands at approximately \$137,500, which is approximately the same as the balance at the same time last year. Expenses incurred since the previous budget report were approximately \$16,000, leaving accounts in good standing.

COMMITTEE REPORTS:

Architectural Review: No issues were raised by the ARC, but two items were discussed to address resident inquiries:

- The Board reiterated that the required setbacks for an Accessory Dwelling Unit are dictated by FLEHA's CC&Rs, (per Article VII: minimum setbacks of 35 feet from front property line, 15 feet from side property lines, and 25 feet from rear property lines), and not by the County, which prescribes smaller setbacks.
- The Board discussed a resident's request for a letter that approves building an accessory structure that does not conform to FLEHA's setback requirements. The Board feels that the proposed structure has not yet been adequately explained, and requires more discussion and clarification before they can rule.

OLD BUSINESS

- **Park Update:**
 - Bare/Open Area: Folsom Landscape Maintenance provided an estimate for the larger soccer field expansion option discussed at the previous Board meeting. Secretary Vadnais suggested assessing membership interest in 2022 capital improvements via a 2021 survey that would include a few potential projects, such as the one mentioned above, and their estimated costs. The Board agreed to begin thinking of questions and reviewing the 2015 neighborhood survey for ideas, with a goal of finalizing it in March/April.
 - Dead Trees/Weeds: Done and paid.
- **High-Speed Internet Update:** The neighborhood group exploring options provided an update on their work. In short, CCI is not a viable option because they are unwilling to foot the \$3M investment to update our neighborhood's system with fiberoptic cable; WAVE Communications will be conducting a survey of our area over the next few weeks to determine viability; and T-Mobile's \$50/month hot spot option appears to be working well for some FLE residents. Admin will inquire if the group discussed the potentially less expensive option of WiFi towers (vs. trenching for fiberoptic cable) with either CCI or WAVE.

NEW BUSINESS

- **2021 Board Election:** Chris Vadnais, (Secretary), and Sharon Russo, (Member-at-Large), ran unopposed and were re-elected for another 2-year term on the Board.
- **Luminaries:** The Board appreciated the high neighborhood participation in and beauty of the luminary display this year.

The meeting was adjourned at 5:25 pm, 3/0/0

Executive Session immediately followed.