

# Folsom Lake Estates Homeowners Association

March 8, 2022, 6:15pm  
6485 oak Hill Drive, Granite Bay

## IN ATTENDANCE

- **Board Members:** Nicole Howe, Jennifer Makol, Sharon Russo, Marcie Shelton, and Chris Vadnais
- **Unit 2:** Susan Moss, Rich Wise, Jamie Crawford, and Cindy Yacur
- **Unit 1:** Maria & Walt Worthge

**OPEN FORUM/HOMEOWNER COMMENTS:** An attendee raised a concern about security in FLE. The Board reiterated information that has been shared multiple times in previous Board meetings: the best option for homeowners who are concerned about security is to install home surveillance cameras and a security system, and call 911 if anything suspicious is seen or experienced; neighborhood entrance gates are not a practical option, because our streets are public; and security cameras at the entrances would not be effective with our neighborhood configuration (law enforcement assessed that entrances are too far from most homes to link a vehicle or driver to a crime). The Board also shared that NextDoor has replaced the need for a neighborhood watch group.

**REVIEW OF APPROVED FEBRUARY 2022 GENERAL MEETING MINUTES:** No changes.

**TREASURER'S REPORT:** The current balance stands at approximately \$188,600, including \$104,580 in the Reserve Account, which fully funds the budget, per CA HOA laws. The balance is approximately \$2,600 less than the same time last year. Expenses incurred since the previous month's budget report were approximately \$2,885, leaving accounts in good standing.

Outgoing Treasurer Wise shared that: all online HOA dues payments have been transferred to the FLEHA Umpqua account; a signed engagement letter and tax information have been provided to FLEHA's accountant for the purposes of completing tax returns; and he is prepared to transition his responsibilities to the incoming Treasurer.

## **COMMITTEE REPORTS:**

- **Architectural Review:** N/A
- **High-Speed Internet:** Astound Communications (WAVE) and the Chief Technology Officer for Placer County are gathering the bids and proposals for the government subsidy fiber optics project that includes FLE. The committee expects to hear an update in late March/early April. They continue to feel that this is the best long-term broadband option for FLE, but recommend T-Mobile in the interim for those who are dissatisfied with Consolidated Communications.

## **OLD BUSINESS**

- **Park Update:** Folsom Landscape Maintenance (FLM) assessed the flood in the back right corner of the park. It is not caused by any leaking pipes in the park or on the adjacent neighbor's property. Apparently, water and debris flow under that neighbor's fence and into the park from the homes situated at higher elevation, causing flooding at certain times of the year. The water and debris flow all the way across the park through a creek, but also veer off into an area behind the soccer field. FLM's recommendation is to clean out the overgrown grass and debris from the entire creek with an excavator and build a berm with the removed soil near the small oak trees and soccer field, to prevent the water from flowing toward the field, at a cost of \$800. Once this work is complete, FLEHA and FLM can assess the need for a bridge over the creek, which Unit 1 neighbor Shane Motley's bridge engineer (with HDR) offered to build with his high-school students as a year-end project. The Board approved the \$800 expenditure with FLM, and suggested that San Juan Water should investigate possible leaks on the properties above the park. Admin will handle and also make inquiries regarding whether building a bridge will cause FLEHA to be governed by any ADA accessibility requirements (slope? terrain?).

- **Survey:** Secretary Vadnais is incorporating the Board's feedback and will send it to the Board one more time before distributing it to the neighborhood email list. Incoming Board member Marcie Shelton will create a QR code for the survey, and plans to engage participation by distributing some hard copies in person.
- **Homeowner Plantings Impeding Road Safety / Visibility:** No updates.
- **Dues/Directory Update:** All Unit 2 dues have been paid. The updating of contact information proceeds. If the directory is the same number of pages as last time, the printing cost for a quantity of 300 will be \$763, including tax. Turn-around is approximately 3 weeks from camera-ready art to final product, with final product expected in May.
- **Newsletter:** No updates.
- **Social Events:** The following events are scheduled -- Egg Hunt (Sun, 4/3, 2pm); Car Show (Sat, 6/25, 9a-1p); National Night Out (Tue, 8/2, evening); Music in the Park + BBQ (Sat, 9/24, 5-7pm). Incoming Board member Shelton is taking over events organization from Margie Smith. Neighbor Linda Pierce has offered to relieve her role as Music in the Park organizer (concert portion only).

### **NEW BUSINESS**

- **New Board Member Positions:** As of this meeting, Nicole Howe assumes the role of FLEHA's new Vice President and Marcie Shelton becomes the new Treasurer. They will be added, as appropriate, to FLEHA's bank account and PO Box access lists, and their email addresses will be linked to their corresponding FLEHA Board member addresses.
- **Potential New Park Committee:** Unit 1 neighbor Shane Motley has offered to chair a park committee, and the Board welcomes his help, as long as he assembles at least 3 members (minimum required for a committee). Unit 1 attendee Walt Worthge also expressed interest in working on the committee.

**The meeting was adjourned at 7:16 pm, 5/0/0.**

**Executive Session immediately followed.**