

# Folsom Lake Estates Homeowners Association

January 16, 2024, 5:30pm  
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, Bill Freeman, Jamie Crawford, Brian Mulrooney, and Olivia Roepke
- **Unit 1:** Maria and Walt Worthge

**OPEN FORUM/HOMEOWNER COMMENTS:** A member raised a concern about speeding on Oak Leaf near the park and inquired about having the HOA lower the speed limit to 15. Since the streets in FLE are county-owned, the speed limits cannot be changed without a county traffic study. A suggestion was also made to add "Caution: Children at Play" signs near the park. The Board will consider both suggestions in the next meeting. A member inquired about the HOA's budget and was directed to FLEHA's website to access that document. A member requested an explanation for this year's HOA dues increase; the Board reiterated the explanation that was provided with the HOA dues notifications and pointed out that FLEHA's dues are still lower than those in comparable Granite Bay communities. A member inquired if the HOA has plans to install lights in the park; the Board explained that there is no electricity in the park and adding it would be a very substantial expense. FLEHA has an agreement with the park next-door neighbor to utilize their electricity during events. A member expressed the desire for the HOA to implement stricter property maintenance requirements.

**REVIEW OF APPROVED DECEMBER 2023 GENERAL MEETING MINUTES:** No changes.

**TREASURER'S REPORT:** The current balance stands at approximately \$187,800, including \$122,187 in the Reserve Account, which puts FLEHA's reserves in a good financial position at 89.5% funded, per the most recent Reserve Study. The balance is approximately \$33,500 more than the same time last year. Expenses incurred since the December 2023 budget report were approximately \$3,300, leaving accounts in good standing.

## COMMITTEE REPORTS:

- **Architectural Review:** Items concerning specific homeowners to be discussed in Executive Session.
- **High-Speed Internet:** No updates.
- **Park:** The new broom and court roller squeegee have arrived and will be marked "Property of FLEHA" and added to the court shortly. If theft of these items continues, the Board may consider not replacing them.

## OLD BUSINESS

- **Board Election 2024:** FLEHA's newest Board member, Brian Mulrooney, will officially join the Board as of the March meeting.
- **Reserve Study/Annual Policy Statement:** The final report will arrive shortly and will be posted online as part of the Annual Policy Statement.
- **Roseville Water Plant Property:** Thanks to President Makol's letter campaign, the Roseville Parks Open Space Division has taken responsibility for managing the maintenance of the property. They have already removed two illegally dumped tree stumps and a damaged, fallen oak tree. They are currently removing dead bushes, shrubs, and trees, and pruning those that remain. They will also replant once weather permits.
- **Social Events:** The first social event of 2024 is the Egg Hunt, which will be held on Saturday, March 16, at 2pm. Treasurer Shelton will purchase the pre-filled plastic eggs, and the following members volunteered to help during the event/with games: Walt Worthge; Olivia Roepke; and Jamie Crawford. A request for additional social event volunteers/social committee will be e-blasted on February 16 and included in the March-April newsletter. Dates were selected for the remainder of the social events, as follows: Car show/chili cookoff (5/17/24, setup at 4pm, event from 5p-7p); NNO/Food Trucks (8/6/24, 5-7pm); Concert in the Park/Taco Catering (9/21/24, 5-8p) – Members RSVP and receive wrist band to join the meal; FLEHA will provide desserts and drinks; BYOB; music will play during and after the meal; the search for a band will begin shortly.
- **HOA Dues:** As of today, FLEHA has received 14 Unit 1 and 144 Unit 2 2024 HOA dues. At the same time last year, only 7 Unit 1 and 47 Unit 2 payments had been received. Member-at-Large Russo has received 12 requests for assistance with online payments. The Board agreed to review the outcome of requiring online payments once dues season ends.
- **Non-profit Status:** Discussion postponed until the new Board term begins in March.

## **NEW BUSINESS**

- **Future Board Meeting Dates/Frequency:** The Board decided to maintain a schedule of 10 meetings per year, with the option to revisit the subject at a later date. The following meeting dates/times were selected: March 19, 6:30pm and April 16, 6:30pm.
- **Recruitment:** Treasurer Shelton and VP Howe will coordinate a volunteer recruitment event in the near future.
- **Dogs Off Leash:** To be discussed in Executive Session.
- **Waterproof Bulletin Board for Park:** The Board approved the purchase (approximately \$90) of a bulletin board for HOA notices, to be posted on the back of the park sign.

***The meeting was adjourned at 6:50pm, 5/0/0.***

***The Board held an Executive Session immediately after the general meeting.***