

Folsom Lake Estates Homeowners Association

August 27, 2024, 6:30pm
FLE Community Park Granite Bay

IN ATTENDANCE

- **Board Members:** Brian Mulrooney, Marcie Shelton, and Chris Vadnais
- **Unit 2:** Susan Moss
- **Unit 1:** Walt and Maria Worthge

OPEN FORUM/HOMEOWNER COMMENTS: A Unit 1 member requested assistance with ongoing vegetation maintenance at the Roseville Water Company's plant, which backs to Oak Leaf Way. Admin will contact the city representative and put the neighbor in touch with him for follow-up and future inquiries.

Unit 1 member/Park Chairman Walt Worthge reiterated that he will be installing five "Caution – Children at Play" signs near the park, on pre-approved private property locations.

A neighbor inquired about the apparently stalled new construction on Lou Court. Secretary Vadnais explained that building permits allow for construction to be completed within two years.

REVIEW OF APPROVED JUNE 2024 GENERAL MEETING MINUTES: No changes.

TREASURER'S REPORT: The current balance stands at approximately \$202,000, including \$122,548 in the Reserve Account (\$22,199 in savings account; \$100,349 in CDs – FLEHA earned \$349 from the first 2-month CD, which recently matured), which puts FLEHA's reserves in a good financial position at approximately 85% funded, per the most recent Reserve Study. The balance is approximately \$18,000 more than the same time last year. Expenses incurred since the previous month's budget report are approximately \$8,000, leaving accounts in good standing. Treasurer Mulrooney shared that the second CD matured today, and that those funds will roll into a 3-month CD, since Chase eliminated the 2-month option.

Misc.: Mulrooney will confer with Vadnais on the next annual Reserve Study update (the full study with site visit is not due in 2024, as it is only required every three years). Mulrooney requested input on how much to budget for additional attorney fees to complete the work on the property rule. President Shelton indicated that the budget process for 2025 should begin by October of this year. Mulrooney will contact the tax preparer to close out 2023 (FLEHA received a filing extension last year).

COMMITTEE REPORTS:

- **Architectural Review:** N/A
- **Park:** Huge thanks to Walt Worthge for installing the water spigot, which had its inaugural use (for the water slide!) during the August National Night Out event. Shelton has the tool that is required to open the locked water spigot box. Vadnais and Mulrooney will take advantage of the water connection to pressure wash the picnic tables, and they will also remove the solar lights at that time.

The subject of a potential playground revamp should be included in the next neighborhood survey. If there's strong interest from the community, the Board will attempt to form a committee in 2025 to research options and prices, and then consider adding it as a 2026 budget item.

Worthge will research replacement costs for new soccer nets, estimated at around \$200 each.

The Board approved the purchase of solar lights for the neighborhood entrances, at a total cost of around \$300. Vadnais will handle.

- **High-Speed Internet:** No updates on the progress on our neighborhood project. Dieter (County representative) assured Vadnais that FLEHA's project is live, contrary to the inaccurate impression made by the recent online County survey.

OLD BUSINESS:

- **Social Events:** NNO: Although the water slide, ice cream, and huge police/fire services contingent (including helicopter fly-over!) were a big hit, the overall attendance was much lower than at last year's event. The Board agreed to eliminate the taco truck in 2025 (attendees did not purchase enough items this year to cover their sales minimum) but reprise the water slide and ice cream/cold refreshments. Concert in the Park: Taco catering (all-you-can-eat) is free to FLEHA members (max of five/household) if tickets are reserved online before the September 14 deadline. Guests, non-members, and members who do not reserve tickets in advance will be charged the full catering price of \$15/person (on-site tickets for cash only). Beverages and dessert are not included with the meal. Mulrooney will provide a pop-up tent where volunteers (Shelton, Mulrooney, and Admin) will check in attendees, issue reserved tickets/bracelets, and sell on-site tickets. Shelton will provide posters with taco bar instructions and Board member recruitment information.
- **Potential Rule re: Property Upkeep in FLE Unit 2:** The Board needs the full proposed rule from the attorney, which they will review and discuss at the September meeting.
- **Letter to Corner Homeowners re: Vegetation Obstructing Visibility:** Vadnais will compose a reminder letter, which will include the legal case cited by FLEHA's attorney, to be emailed and postal mailed to the fourteen corner lot homeowners who have not yet remedied their vegetation visibility issues.
- **Luminaries:** Admin awaits a status update from Unit 2 member Jenn Rogers, who is managing the project.
- **Need New Board Member:** An e-blast was sent to the membership on June 12, and it will be further promoted in e-blasts and in the Sep-Oct newsletter. The Board will do an outreach at the Concert in the Park / Taco Bar event, which will also be promoted by e-blast. VP Nicole Howe has agreed to stay on as a remote Board member until her position is filled.

NEW BUSINESS

- **Future Board Meeting Dates:** The next meeting will be held on Tuesday, September 17, at 6:30pm at the park. The November meeting was set for the 19th at 6:30pm at Vadnais' home.
- **Dry Trees:** Some residents have expressed fire hazard concern about the dry trees seen on a few properties in the neighborhood. The Board will soon address this issue.
- **AirBnB Parties:** A resident expressed concern about a home that is being rented through AirBnB to large groups that often hold loud/late parties. All such concerns should be reported to the County, which has an enforceable noise ordinance.
- **New HOA Logo:** Mulrooney offered to create some updated logo designs for the Board's consideration.
- **Add Authorized Signer to Bank Accounts:** The Board voted unanimously to add Secretary Chris Vadnais as an authorized signer on FLEHA's Chase bank accounts. Mulrooney will provide these minutes to the bank as validation of the Board's decision.

The meeting was adjourned at 8:00pm, 3/0/0.