

Folsom Lake Estates Homeowners Association

October 15, 2024, 6:30pm

10015 Willey Court

IN ATTENDANCE

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

OPEN FORUM/HOMEOWNER COMMENTS: A resident queried if PG&E will be repairing the speed bumps that were cut on Oak Leaf Way near the park during recent construction at a Unit 1 property. President Shelton will investigate with the Unit 1 homeowner.

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

TREASURER'S REPORT: The current balance stands at approximately \$191,000, including \$122,897 in the Reserve Account, which puts FLEHA's reserves in a good financial position at approximately 85% funded, per the most recent Reserve Study. The balance is approximately \$14,500 more than the same time last year. Expenses incurred since the previous month's budget report are approximately \$10,000, leaving accounts in good standing.

The Board provided feedback on Treasurer Mulrooney's proposed 2025 annual budget. All agreed that since HOA dues will not be increased for next year, individual line-item funds might need to be reallocated in order to stay within the total annual \$84,000 budget. To that end, there was general consensus that the legal and insurance funds should be increased, social events should be decreased, and the funds for capital improvements and seasonal landscape might need to adjust, compared with 2024 allotments. Mulrooney will synthesize the Board's input and provide a revised budget for approval. There was also general agreement to include a question in the next HOA member survey to assess how members would like the budget to be allocated in the future.

COMMITTEE REPORTS:

- **Architectural Review:** Since the previous Board meeting two HOA members submitted architectural plans that were approved: one for a pool addition and the other for a new construction home. During this meeting the Board unanimously approved the submitted revised plans for an ADU. The Board will review a property to determine if the homeowners have complied with the concrete driveway requirement included in their original approved plans.
- **Park:** Committee chairman Walt Worthge replaced the soccer nets.
- **High-Speed Internet:** No updates.

OLD BUSINESS:

- **Social Events:** Concert in the Park, 9/21/24: Feedback from attendees about the food, band, and balloon twister was almost exclusively positive. Suggestions were made by the Board/Admin to change the event time next year to 5-7:30pm (instead of 5-8pm) and implement cost-saving measures such as either charging \$5-10/meal ticket or eliminating the catering and instead bringing in food trucks (attendees would purchase their own food; the food trucks would be eliminated from the National Night Out event if this option is selected). Santa Cruise: Secretary Vadnais will inquire if the South Placer Fire Department would be willing to hold a private FLE Xmas Eve event this year, "like the "olden days", if the neighborhood provides the Santa and candy canes. Admin will touch base with our resident Santa, Ron Fay, about typical Santa Cruise logistics. 2025 Events: At the November Board meeting a 2025 social events calendar will be considered, including the possible addition of a movie night in the park.
- **Potential Rule re: Property Upkeep in FLE Unit 2:** *For Executive Session*
- **Corner Homeowners with Vegetation Obstructing Visibility:** *For Executive Session*
- **Luminaries:** The ordering phase went smoothly, the bulk supplies of candles and bags have been ordered, and

FLEHA will see a profit, after all expenses are in. A sorting party will be arranged to deliver the appropriate supplies to each captain by Jenn Rogers, who has managed the volunteers this year. A suggestion was made during the meeting to query members in the next survey to assess if they prefer to keep the current ordering/delivery process or if they'd rather purchase their own sets of luminaries straight from an online provider (e.g., Amazon).

- **Potential New HOA Logo:** Discussion postponed until November Board meeting.
- **Additional Authorized Signers to Bank Accounts:** A motion was unanimously approved to add new VP Bollinger to FLEHA's bank account as an authorized signer, in addition to Secretary Vadnais. Mulrooney will coordinate a visit to the bank with both Board members to complete those transactions.

NEW BUSINESS

- **Future Board Meeting Dates:** The next meeting will be held on Tuesday, November 19, at 6:30pm at Vadnais' home (to be confirmed by Vadnais). There is no December meeting. The January 2025 meeting date was set for the 21st at 6:30pm at Shelton's house.
- **Annual HOA Dues:** The Board affirmed that HOA dues will not increase in 2025. Admin will confirm with Member-at-Large Russo that she will again be the "Help Line" for HOA members who need assistance with online HOA dues payments.
- **New Board Member:** Bollinger will provide contact information for FLEHA communication.
- **Rock for Border at Barton/MacDuff Entrance:** Mulrooney made a motion for the HOA to spend \$250 to add a rock border between the new bark and the adjacent section of weeds at the Barton/MacDuff entrance. The motion was unanimously approved, contingent upon the neighbor consenting to the landscaping (since the rock would technically be located on their property).

The meeting was adjourned at 7:44pm, 4/0/0.

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