

Folsom Lake Estates Homeowners Association

Board Meeting

October 14, 2025, 6:00pm
10015 Willey Court, Granite Bay

IN ATTENDANCE

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

OPEN FORUM/HOMEOWNER COMMENTS: A resident asked for the Board's opinion about a neighbor's decorative lights and inquired if FLEHA's CC&Rs include parameters for exterior lighting. The Board discussed the issue and concluded that since it is a matter of personal esthetics rather than safety, that they would not rule at this time.

The Worthges suggested a summer neighborhood event that would combine many of the elements that neighbors have enjoyed over the years, and could be called "Food, Fuel, and Fun." They have volunteered to work with VP Bollinger to bring the event to fruition, if the Board so chooses.

REVIEW OF APPROVED SEPTEMBER 2025 GENERAL MEETING MINUTES: No changes.

TREASURER'S REPORT: The current total balance of all accounts stands at \$207,340. Operating account balance is \$67,760, which is on track to meet FLEHA's 2025 budget requirements. Reserve account balance, which is distributed between a savings account and two CDs, is \$139,580. The balance provides a strong rating (83%) per the Browning Reserve Group's latest survey regarding FLEHA's ability to repair/replace major components in future years. End-of-year surplus funds will be transferred to the reserve account, as always.

Treasurer Mulrooney presented a draft annual budget, which projects an estimated \$90,000 in income. Results of the impending resident survey will inform the 2027 budget.

COMMITTEE REPORTS:

- **Architectural Review:** Member-at-Large Overman to follow up on PG&E's necessary repair to the ditch on Oak Hill near Barton.
- **Park:** Three traffic alert signs have been posted in the park vicinity.
- **High-Speed Internet:**
 - Phases 1, 2, and 3 are completed and ready for residential services.
 - Phases 4, 5, and 6 are complete with trenching and are pending fiber placement, which is expected in 2-3 weeks.
 - A meeting attendee reported that their Astound service is up and successfully running.
 - A traffic safety issue was recently reported to Astound and was resolved.
- **Fire Safety & Property Maintenance:** The committee met in September and committed to various responsibilities. One member will talk to CHP to monitor activity at the stop signs in our neighborhood; two members are investigating, through the county, how to increase traffic safety at the current bus stops; President Shelton will liaise with the Board and the committee to include potential safety questions on the impending resident survey, will work to ensure that residents understand the safety impacts of trimming bushes that impede pedestrian and vehicle street traffic, and will also speak to a new neighbor about maintaining visibility around the fire hydrant and stop sign that are located on their corner property; all committee members are reviewing the recently proposed safety rules and considering updated verbiage; and the committee would like to include an ongoing section on safety issues in the bimonthly newsletter.

OLD BUSINESS

- **Social Events:** Music in the Park had a good turnout and an engaged crowd. The general consensus was a

thumbs-up on the band, separate bounce houses for little and big kids, the food trucks, and the balloon twister, but a somewhat thumbs-down on the magician. VP Bollinger will provide a 2026 schedule of events at the November Board meeting.

- **Luminaries:** Distribution Day is Saturday, October 18, from 3-6pm. The Board members are confirmed for their shifts. Reminder e-blasts have been sent multiple times and will go out again the day before and on the morning of the 18th. Additionally, street signs will be posted around the neighborhood.
- **Survey:** President Shelton will send the previous version to the Board as a Google Doc to facilitate editing. All Board members are to provide survey input at the November meeting.

NEW BUSINESS

- **Future Board Meeting Dates:** The next and final meeting of 2025 will be held on Thursday, November 13, 6pm, at President Shelton's house. Final 2026 budget and events schedule will be presented.
- **Board Election:** Three Board members' terms expire in March 2026: President Marcie Shelton, Treasurer Brian Mulrooney, and VP Linda Bollinger. Shelton will stay on for another term, potentially in a different role; Bollinger is mostly certain that she will stay on for another term; Mulrooney is retiring. Information about running for the Board, including the new benefits and descriptions of the Board positions, will be included in the Nov-Dec 2025 newsletter as well as e-blasted. "Notice of Desire to be a Candidate" forms must be received by December 12 in order to be considered for a Board position. The Board is considering how to add a Unit 1 member to the Board – not as a full voting Board member, which FLEHA's Bylaws don't permit – but perhaps as a representative.

The meeting was adjourned at 7:15pm, 4/0/0.