

LVA MONTHLY BOARD MEETING - MINUTES
1732 Caliente Cove
June 2, 2025

- I. Call to Order - Brett Fischer
- II. Roll call of Officers:
 - President – Brett Fischer
 - Vice President – Mary Haskins
 - Treasurer – Karen Ferrin
 - Secretary – Ellen Janssen
 - Member at Large – Tom Snodgrass

Guests:

David and Janice Pruss
John Sajevic
Nik Beninato
Ric Flynn

- III. Open Forum
- IV. Approval of the Minutes of Previous Meeting

Mary moves and Karen seconded. Approved.

V. Treasurer's Report

Checking	\$62,245.83
Savings	\$19,234.94
Total	\$81,480.77

Shaw Hull Navarette - tax preparation
\$676.00

NE Dept of Revenue
\$342.00

Ric Flynn spraying
\$1,240.99

Boat decals Nebraska Custom Cover
\$57.78

Rawhide chemicals
\$7,021.88

Mary moves, Ellen seconded. Approved.

VI. Committee Reports

a. **Architectural:**

Community letter proposed.

Propane regulations discussed.

Types of construction that require committee approval were discussed
(included in letter)

Snodgrass pergola. Mary moved, Karen seconded. Approved.

Pruss exterior, egress, etc. Mary moved, Ellen seconded. Approved.

Fischer deck replacement with same dimensions and same sized rail. Karen moved, Mary seconded. Approved.

Kramers enclosing area under the deck. Ellen moved, Karen seconded. Approved.

Lansman new siding, soffits and fascia. Karen moved. Mary seconded. Approved.

Lot 14 shingles denied by architectural committee - board decided to table discussion until later.

b. **Lake Management / Fish:**

Meetings: 18:30, 2nd Tuesdays of month, @ 5106 Ventura Dr

Recruiting members.

c. **Boat:**

Recruiting members.

d. **Grounds Improvement:**

Recruiting members.

e. **Event:**

Met this month.

Shredding on the 14th.

No golf outing this year.

Mary moved to approve reports, Ellen seconded. Passed.

VII. Unfinished Business:

- a. Boat ramp - Fischer presented. Survey nearly complete. Discussed with Nik from SID about cooperative work on this issue including financially.
- b. Buoys - Fischer presented. Ordered and on the way.
- c. Community Letter - Fischer presented. Decision made for board will review and re-discuss next meeting.

VIII. New Business:

- a. Website - Fischer presented. Fischer will ask Mindy about making directory behind password protected access. Nik will contact Jeremy Barton about redesigning and maintaining
- b. Lot 14 / 15 - Janssen
- c. mailbox - Snodgrass presented. Motion passed to install new mailbox for HOA. 5003 Ventura Drive is address for HOA mailbox.
- d. Derelict lots - Lot 105, Lot 7 - Fischer presented.
Lot 105 and Lot 7 are overgrown and have nuisance complaints from neighbors.
Mary moved to write letters to property owners with demand to manage, Karen seconded. Motion passed. Tom will write the letters.
- e. Pools - Fischer presented. Would like copy of ordinance. Nik will furnish a copy.
- f. Cleared area north bank - Fischer discussed. Emphasized goals of safety in the area.

Next Board Meeting Date: July 7th. Haskins residence. 6:30 PM.
Adjournment: 7:50 PM: Mary moved, Tom seconded. Motion passed.

Events:

June 7th: Picnic, Pickleball, Cornhole and Fishing Tournament

June 8th: Golf Outing

June 14th: Shred day at the tennis court area 9-11am

July 4th: Boat Parade

July 5th: Kiddie parade, and Fireworks (not organized by event committee)

ADDENDA:

- Community letter referenced in the architectural committee

Annual meeting carryover topics:

- Dues