

**LAHA BOARD OF DIRECTORS**  
**Meeting Minutes**  
**September 17, 2019**

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**Participants:**

Gina Soucheray, President  
Ashley Brown, Vice President  
Cindy Piché, Vice President  
Bink Semmer, Secretary  
Jim Kraus, Association Manager

**Absent:**

Linda Dingbaum, Treasurer

This meeting was scheduled to be an open question/answer session. Residents were notified by email the session would be held prior to the start of the meeting. One homeowner was present.

**Call to Order (G. Soucheray)**

- ♦ Gina Soucheray called the meeting to order at 7:15 PM at St. Louis Park City Hall.

**Minutes (B. Semmer)**

- ♦ The August 20, 2019 meeting minutes were approved as presented.

**Treasurer's Report: (L. Dingham not present)**

- ♦ The Board reviewed the financial reports and noted there were still some accounts to be eliminated, combined and moved. Reports were accepted as presented.
  - G. Soucheray and J. Kraus met with Sharper to review financials and to address our need to have them more responsive.
- ♦ Arrears – 5 homeowners in arrears, 2 others with additional fees. Jim has made contact with all.

**Updates:**

- ♦ The Property Manager's Update (J. Kraus) was discussed.
- ♦ Executive Summary of Budget Management was discussed during Treasurer's Report.
- ♦ Gardening Committee update – will meet about fall cleanup and next year's goals.
- ♦ Buckthorn Dayz, - Saturdays in September are going well, trimmings were picked up.

**Old Business:**

- ♦ Stub walls – still working at the north end of Clifton which will complete this project for the year.
- ♦ Door frames/vine removal – Briarwood is almost done, doing Newport and Amhurst now. Vine removal is still being done. Scheduled painting and vine removal is projected to be completed this fall.
- ♦ Pool deck and fence – pool will be drained after a couple of days, deck and fence projects will then begin.
- ♦ Communications
  - Internal – board communication is working well.
  - External – discussion about how to improve communication to residents. J. Kraus will buy a bulletin board for the side of the pool building for resident notices.
- ♦ Budget 2020 – Budget was reviewed and thoroughly discussed line by line with adjustments made as needed to provide a balanced budget.

**New Business:**

- ♦ Newsletter – Discussed creating/launching the newsletter after first of the year sharing details of the Annual Meeting. Also discussed utilizing emails to remind residents of seasonal home duties such as turning off outdoor faucets, etc.
- ♦ Annual meeting - November 12<sup>th</sup> and packet information
  - 9/22 A. Brown will start editing packet materials
  - 9/23 J. Kraus to post there are two board positions open; A. Brown is running again, L. Dingbaum TBD. Notice will be posted on the website, on the bulletin boards and via email.
  - 9/27 (latest 10/1) G. Soucheray, J. Kraus, L. Dingbaum will get articles for handout to A. Brown who will insert and update all other details in the handout. A. Brown will also revise cover letter. Financials/budget will be forwarded to A. Brown when done. Once completed all will be forwarded to B. Semmer for final proofreading. B. Semmer will do resident/address mail merge on cover letter (to accommodate opening on envelope) and will do final proofreading on all packet contents.

- 10/1 J. Kraus/G. Souchery will forward names of nominees to A. Brown. Downloadable Proxy Ballot to be put on the website.
- J. Kraus will get envelopes with windows (sample to Bink), stamps and print return labels.
- 10/4 A. Brown is not available after this date.
- 10/11 All materials to printer.
- 10/14-15 Assemble packets – need volunteers.
- Bring to Post Office 10/16

**Adjournment**

The board meeting was adjourned at 11 pm,

Next scheduled board meeting: Tuesday, October 15, 2019.

Minutes submitted by B. Semmer, Secretary