

**LAHA BOARD OF DIRECTORS**  
**Meeting Minutes**  
**June 18, 2019**

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**Participants:**

Gina Soucheray, President  
Cindy Pichè, Vice President  
Ashley Brown, Vice President  
Linda Dingbaum, Treasurer  
Bink Semmer, Secretary  
Jim Kraus, Association Manager

Two homeowners were present. This meeting was not scheduled as an open question/answer session.

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

- ♦ Gina Soucheray called the meeting to order at 7:00 PM at St. Louis Park City Hall.

**Minutes (B. Semmer)**

- ♦ The May 21, 2019 meeting minutes were approved as presented.

**Treasurer's Report: (L. Dingbaum)**

- ♦ The Board accepted the financial reports as presented.
  - Expenses have been low but are starting to come in, per usual.
- ♦ Arrears - Two payments NSF, 5 late payers. Collections policy to be reviewed at next meeting. Add collection policy to Residents' Guide.
- ♦ Managers budget needs to be amended on the Balance Sheet. Legal fees line reflects expenses/income in error, it will be looked into and corrected. Water/sewer expense is over, will be reviewed.

**Updates:**

- ♦ The Property Manager's Update (J. Kraus) was discussed.
  - Mailboxes were leveled; investigate costs to remove or level cement areas by post office boxes.
- ♦ Executive Summary of Budget Management discussed.
- ♦ Gardening Committee update – active committee, planting done and watering schedule complete.

**Old Business:**

- ♦ Association Reserves - CD ladders, CD at Bremer matured (will not rollover); money will be transferred to Merrill Lynch.
- ♦ Tree planting done
- ♦ Stub walls - White Oak almost done, some brick repair done at Rockwell, Clifton, north set of garages will be next.
- ♦ Door frames – Somerset is being done, process of notifying residents of painting is working well.
- ♦ Grub worms - done
- ♦ Contract proposals
  - Pool deck –chose cedar tone wood, have 2 proposals to remove deck, getting 2 more.
  - Painting of pool fence is scheduled and on track.
  - Landscaping/snow removal – have 2 proposals and trying to get another
  - Trash/recycling contract status – going with Republic
- ♦ Communications
  - Internal – board communication is working well.
  - External – email communication is working well with very few unsubscribes/bounces. Add request to sign up for emails on website.
- ♦ Committee formulation
  - Resubmit ideas and discuss at next meeting
  - New homeowners are welcomed by J. Kraus and given packet (welcome letter, annual meeting Minutes, newsletter, St Louis Park info, ACH info, Residents' Guides). Would be great to have a neighbor to welcome also.
  - Neighborhood captains would be a good addition

**New Business:**

- ♦ Radon testing and mitigation – put info on website
- ♦ Flag pole – discussed where and cost estimates will be brought to next meeting.
- ♦ Permanent water line for pool. Look into cost
- ♦ Property Insurance - American Family is current agent and will be renewed 6/30. New options are researched every other year, which was last year.

**Adjournment**

The board meeting was adjourned at 8:30 pm,

Next scheduled board meeting: Tuesday, July 16, 2019.

Minutes submitted by B. Semmer, Secretary