

LAKES COMMUNITY ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
April 23, 2014

CALL TO ORDER: President Kemper called the April 23, 2014 Regular Meeting of the Board of Directors to order at 7:00 pm.

BOARD MEMBERS PRESENT: President D. Kemper, Vice President J. Nelson, Treasurer M. Lentino, Secretary K. Martin and Directors S. Wilson, S. Koppen, G. Jordan, R. Oliver and K. Hudson

BOARD MEMBERS ABSENT: None.

Motion #1: Approve the agenda.

Motion by Director Lentino

Seconded by Director Wilson

Motion Passed.

Motion #2: Approve the Minutes of the March 26th, 2014 Regular Meeting of the Board of Directors.

Amend the Minutes to reflect the Ice Cream Social date as May 18th in the Swim Team Committee Report.

Motion by Director Lentino

Seconded by Director Wilson

Motion Passed.

PRESIDENTS COMMENTS

Dave Kemper

President Kemper addressed the current water situation and where we stand with water usage. Director Jordan and the Infrastructure and Maintenance Committee are looking further into the specifics of turf watering using lake water. The most recent report from Dr. Amalfi looks good. The lake will continue to be monitored as May is the critical season for golden algae. Currently being addressed is bringing the finances up to date and switching over the software to VMS. The regulatory complaint hearing is coming up and the results will be available upon receipt.

TREASURER'S REPORT

Mike Lentino

Treasurer Lentino did not have anything to comment on.

COMMUNITY MANAGER'S REPORT

Christine Baldanza

Community Manager Baldanza addressed the repair of the chipped areas of the pool deck. The pool will be closed for two days and these dates will be posted prior to pool closure. The repair is under warranty and will be at no charge to The Lakes. This does not include the crack along the seam line where the new cement was added. The flower beds in the common areas are being changed out this week, the soil will be amended and the drip lines will be inspected, this process should take approximately three weeks. Some of the lake intake screens have rusted and need to be replaced, there is an RFA regarding this. The gunnite lake wall has some cracks, there is an RFA in the board book and this repair has been included in the budget. The annual audit will take place in early May conducted by Ginsburg & Dwilabee. The annual fish survey will take place at the end of April conducted by Marsh & Associates. A set of solar lights has been installed at the finger park on Crow's Nest. This is an area where there are no electrical lines and the solar lights are being tested in this area. Christine addressed a question regarding sidewalk repair by the rapids and along Lakeshore, the repair will be done in the upcoming months. Additional question regarding pool light issue, this light has already been repaired and other lights have been checked.

COMMITTEE REPORTS

Activity Committee**Kay Smith**

Verbal Report: Thank you to the attendees of the Luau as it was a big success. Easter Egg hunt this past weekend was also a success as well as the breakfast. Coming up in May is the Memorial Day Picnic.

Architectural Committee**Katie Martin**

Verbal Report: Applications come in and are turned around as quickly as possible.

Budget & Finance**Craig Hanson**

Verbal Report: Reviewed February financials, nothing to report. Next month, should have two months of financials to review to be caught up.

Fishing & Boating Committee**Jesse Callen**

Verbal Report: Fish arrived Friday.

Infrastructure and Maintenance Committee**Craig****Hanson**

Verbal Report: Committee has been active in multiple projects and working on operations manual and upcoming RFAs.

Lakescape Committee**Doris Nicora**

Verbal Report: Revisal of minutes, all roses and lights have been purchased and are in the ground. The committee discussed the four corners and will further look into options. Ten test bougainvillea will be planted along Southshore to see if they take. The Green Thumb award has been chosen and additional pictures have been taken for summer months Lakes Logs. The Committee will also send a member to be involved in the City meetings.

Lakes Log**Gloria Hollingsworth**

Verbal Report: Please submit articles as well as information regarding upcoming events.

Lakes Women's Club**Maureen Harrison**

Verbal Report: Flyers regarding Cinco de Mayo party are available and will be held Saturday, May 3rd. Also, Project Night Night back packs will be packed on May 8th.

Swim Team Committee**Jay Nelson**

Verbal Report: Committee and Coaches are beginning to meet. Reminder, this is the 40th year of The Lakes Swim Team. Tuesday and Thursday nights are swim lessons with Coach Sheila, registration and the ice cream social will be held on the 18th. The first day of practice will be May 27th.

Westshore Study Committee**Steve Koppen**

No Report.

MEMBER'S CONCERNS:

Homeowner discussed the repercussions of increased use of artificial grass. Multiple homeowners spoke regarding the pending approval of stand-up paddle boards and the questioned what homeowners can do to speed the approval along. Homeowner discussed the increased noise due to pickle ball on the courts near her home. Homeowner was passing on information regarding increased number of homeless in Tempe. Christine commented on this and noted that per the police, it is due to the extreme winter on the East Coast. Homeowner questioned members of I&M Committee and the Risk Management Committee. President Kemper commented on the recent attendance to the City of Tempe meeting and noted they had the opportunity to speak with the Mayor regarding The Lakes concerns. Mayor Mitchell agreed to meet

with some homeowners to address these concerns. President Kemper encouraged the community to become more involved with the City as it affects the community directly.

NEW BUSINESS:

Motion #3: Approval for repair of the entire lake gunnite shoreline(~5 miles) by J.F. Ellis Corporation, not to exceed \$20,000.

Motion by Director Lentino

Seconded by Director Jordan

Discussion regarding raising shelf line and crack repair.

Motion Passed.

Motion #4: Approval for replacement of pump intake screens on four of the lake pumps by George's Repair. Not to exceed \$3,000.

Motion by Director Oliver

Seconded by Direction Lentino

Board and Homeowner discussion regarding screens and options.

Motion Passed.

Motion #5: Approval for installation of a Variable Frequency Drive (VDF) for the Whaler's Way Lake Pump by Foster Electric. Not to exceed \$5000. Foster Electric is our pump contractor who recently replaced the motor controller on that pump. (Credit will be issued for controller.)

Motion by Director Lentino

Seconded by Director Oliver

Board and Homeowner discussion regarding reasons for installation of VDF and other options.

Motion Passed.

Motion #6: Approval for installation of pavers in the main entry way to the Clubhouse by Redwood Landscape. Not to exceed \$14,000. Requested 3 bids, received 2.

Motion by Director Wilson

Seconded by Director Lentino

Board and Homeowner discussion regarding additional details of motion.

Amend Motion to reflect Sanders Masonry as the vendor to be utilized for installation of pavers.

Amendment Passed.

Amended Motion Passed.

Motion #7: The approval to purchase Liability and Accident Insurance for the 2014 Swim Team Season through The Arizona Group.

Motion by Director Lentino

Seconded by Director Jordan

Motion Passed.

Motion #8: Adopt a permanent policy for The Lakes: All purchases for goods or services that are estimated to cost \$10,000 or more require the preparation and use of a Request for Proposal (RFP). An RFP must be distributed to all prospective vendors being asked to submit bids for such purchases. RPS's for blanket orders, i.e. repeated purchase for the same goods and/or services that total \$10,000 or more will be allowed, so long as the term of the blanket order does not exceed two years. RFP's must include at least: a general Purchase Descriptions, a complete list of deliverables, a scope of work, specifications pertaining to the work(if appropriate), specifications for goods(if appropriate), deadline for submitting bids, times for start and completion of the project, a statement of The Lakes standard requirements(insurance, bonding, warranties, etc.). Lakes contact information and all addenda needed to submit bids.

Discussion among board to remove "permanent" from verbiage.

Motion to table.

Motion by Director Lentino

Seconded by Director Wilson

Motion to Table passed.

Motion #9: Motion to adjourn.

Motion by Director Lentino

Seconded by Director Nelson

Motion passed.

Meeting adjourned at 8:47pm.

I, Katie Martin, duly elected Secretary of the Board of Directors of the Lakes Community Association, for the Board, swear that the members of The Lakes Community Association was notified of the Board of Directors' Meeting held on April 23rd, 2014.

Katie Martin
Board Secretary
Lakes Community Association

Date