

## **Lakeside Meadows HOA annual meeting 1/17/26**

Attendees: Mike Burgette and Jill Perkins, Melissa and Peter Stanz, Martha Harney, Barbara Wurster, Jeff Winston, Sharon Spry, Deb Davis, Sandy and Scott Petrucha, Randine Nadeau, Barbara Heller and Allen Steinburg, Cheryl and Howard Prince, Bill and Geneva Neiriemer, Doug and Jean Keen, Sunita Patterson and Gene Adams, Verdine and Don Spicer, Yuki Namba and Melissa Duong.

Meeting began at 1:05pm. Following items were discussed:

Introduced current BOD members and committee members and their duties

### **Landscape discussions:**

--Common area in back of 45-51. Has been tabled for now. Anyone is welcome to go back there; it's common area.

--Bottom of hill plants around sign for LSM. Tiffany (Fixhers) will cut back viburnum and other plants and move some plants on 2/26. Also, on east side of Brown St. entrance—viburnum and boxwood maintenance. We agreed to cap her at 10 hours.

--West side of Brown St. across from signage and heading up hill. Leland cypress must be trimmed back, and Scott at Arborcare will do it @\$1800 for a day. then see if we need him another half day.

### **--Motion made and seconded that we trim cypress this year and look at long-term plan next year. Motion passed with majority.**

--Peter Stanz requested we take a look at long-term plan b/c Leland cypress get diseased. Should they be cut down or what is the solution? Barbara will recommend long-term plans with Arborcare's expertise.

--Aaron to take care of overhead vines/trees and general maintenance-mowing, trimming, mulch.

--Katerina will do weeding in common area.

### **Budget discussions:**

--We have \$2600 in budget from 2025 and \$300 extra from storm drain.  
--We will transfer \$600 to cover common area expenses. Martha to send out amended budget. This should cover the Leland cypress trimming.

Please pay 2026 assessments ASAP.

**Board position discussions:**

—Gene Adams joins BOD as a member. Deb Davis also joins BOD. Scott Petrucha will be Secretary. Other members include Verdine Spicer, Sharon Spry and Jeff Winston.

NOTE: Gene Adams was voted in as new President.

**General discussions:**

--There is an area behind Geneva's house that is full of trash and construction debris. New board president to send letter to town and county code enforcement.

--Social committee is no longer official but volunteers have picked it up. Deb Davis will take suggestions if things come up.

--Thanks to former BOD members. Meeting adjourned at 2:25pm.

**LAKESIDE MEADOWS HOMEOWNERS ASSOCIATION, INC.**  
**2026 Financial Report**

<b>Jan 1 through Dec 31, 2026</b>				
<b>2026 Initial Balance</b>	<b>\$ 21,754.84</b>			
<b>Revenues 2026</b>				
2026 Assessments	\$ 8,250.00			
Other Income	\$ -			
Total Income	\$ 8,250.00			
<b>Total Revenue</b>	<b>\$ 30,004.84</b>			
<b>Expenses 2026</b>			<b>Reserves</b>	<b>Budget</b>
	Street Lights			1,500.00
	Common Area			5,350.00
	Administration*			300.00
	Insurance			600.00
	Reserve		10,000.00	0.00
	Storm Drain Inspection		800.00	500.00
<b>Totals</b>			<b>10,800.00</b>	<b>8,250.00</b>
<b>Total Expenditures 2026</b>	<b>\$ -</b>			
Income minus Expenditures 2026	\$ 8,250.00			
<b>Year End 2026 Balance</b>	<b>\$ 30,004.84</b>			

\*Including: professional services, social committee, office supplies, and other HOA costs