

Lakes of Shady Shores Homeowners Association

Annual Meeting – November 1st, 2018

HOA Website: www.lsshhoa.com

Homeowners in attendance or represented by Proxy: 34 Total

101 Lakeside dr.	100 Waterwood cir.	100 Island cir.	100 Sunset cir. Proxy
105 Lakeside dr. Proxy	102 Waterwood cir.	102 Island cir. Proxy	106 Sunset cir. Proxy
107 Lakeside dr.	104 Waterwood cir.	106 Island cir. Proxy	108 Sunset cir. Proxy
109 Lakeside dr.	106 Waterwood cir.	110 Island cir. Proxy	110 Sunset cir.
111 Lakeside dr.	108 Waterwood cir. Proxy	112 Island cir.	116 Sunset cir. Proxy
215 Lakeside dr.	112 Waterwood cir.	114 Island cir.	118 Sunset cir.
219 Lakeside dr.	114 Waterwood cir.		120 Sunset cir. Proxy
223 Lakeside dr.			122 Sunset cir. Proxy
325 Lakeside dr.			
327 Lakeside dr.			
329 Lakeside dr. Proxy			
331 Lakeside dr.			
335 Lakeside dr.			

Joe Kessler called the meeting to order at 7:09pm at the Shady Shores Baptist Church.

The October 2018 HOA meeting minutes were approved as submitted. Motion to accept made by Rodney Carter and seconded by Greg Hutmacher.

The Treasurer's report was approved as submitted. There is a balance in our checking account of \$29,108.30. A printed copy of the entire treasurer's report was available to the members. A motion to approve the treasurer's report was made by Greg Hutmacher and seconded by Sylvia Couch.

Last fiscal year's books were audited by Susan Miller, Ursula Bradley and Linda Foster and found to be correct.

Architectural Report – No new applications have been received at this time.

New Business

- **Landscaping Company Review** – We are currently using Texas Outdoors as our landscaping company. Their contract will be up July 2019. The contract will be revisited then
- **Tree Trimming** - We are needing of volunteers to help with the trimming of trees on Lakeside dr. It is very expensive to hire a company to do trimming. Contact Joe Kessler for more information.
- **Fall Picnic** – Thank you Phyllis Santogorssi for the organization of the picnic. We had a great turnout of residents. Thank you to Joe Kessler and Rodney Carter for cooking. It was a lot of fun catching up with everyone. We were also visited by the Lake Cities Fire Department who kindly demonstrated to everyone on how to use a fire extinguisher.
- **Front Entry way** – Thank you Harmony Bays for the beautiful decorations.
- **Gate** – On the exit gate we found that the stopper for the right-side gate was sawed off. Joe has spoken to the gate company to have them fix it as soon as possible.
 - Please remember to give the vendor code to any deliveries you are expecting.
- **Ponds** – No boating/ kayaking or swimming allowed in the ponds.
- **HOA Dues Reminder** – \$450 Is due no later than January 15, 2019 with the remainder of \$300 due no later than May 15, 2019 or you may elect to pay the entire amount of \$750 by January 15, 2019. A reminder notice will be sent in December 2018.
- **Election of Officers** - 1 Board Member and 1 Architectural Board Members –
 - Greg Hutmacher volunteered to replace Kyle Riley on the Architectural Committee for a 3-year term. The residents voted unanimously in favor.
 - The residents had voted unanimously to retain Phyllis Santogrossi for another 3-year term. The Board chooses its officers at the December meeting.
 - Amelda Kamstra will continue on as secretary.
 - Pam Mintz will continue as Treasurer

- **By-Laws –**

- We would like to thank the By-Law Committee which is Christine Hutmacher, Sylvia Couch and Nathan Abato for all the hard work they have done cleaning up and sorting out the HOA By-Laws.
- Joe Kessler and Phyllis Santogrossi went to see an attorney with our by-laws. They spent 2 hours with the Attorney at cost of \$350.
- All By-law changes were shown on projector and openly discussed with all the residents present.
- All of the documents were voted on and all were in favor of accepting all the changes, and to be sent to the attorney so they can file them accordingly.

With no further business to discuss, a motion to adjourn was made by Greg Hutmacher and seconded by Boris Baeumler. Meeting was adjourned at 9:00pm.

The next monthly HOA meeting will be held at Joe Kessler's home, 114 Waterwood Circle on December 6th, 2018 at 7:00pm. All residents are welcome to attend.

Board Members:

Joe Kessler, President	Kesslertx@charter.net	114 Waterwood Circle
Phyllis Santogrossi	Psant@charter.net	102 Waterwood Circle
Becky Melton	becky.melton89@gmail.com	112 Waterwood
Amelda Kamstra, Secretary	kamstra.amelda@gmail.com	104 Waterwood
Pam Mintz, Treasurer	mintzpam@hotmail.com	101 Lakeside

HOA Website: www.lsshwa.com