

2014 North Lakes Homeowners Annual Meeting

Thank you for all the neighbors that took the time to make the annual meeting. Your involvement and engagement benefits the entire North Lakes community!

For information on the neighborhood, please refer to our website at <http://www.northlakesliving.com>.

Venue and Time

- 64th St. HyVee Club Room
- October 23, 2014 (Thursday) from 7:00PM to 8:30PM

Attendees

Bobbi Zink, Mary Jane Perkins, Jim Pratt, Carla Atwood, Jim Jensen, Carol and Mike Berkil, Keith and Susan Phillips, Jeff and Jill Foster, Rick and Sandy Gossett (Brad), Alex Maslow, Phil Conrady, Yvette Conte, Steve Martin, Steve and Tonya Archer, Deborah Greising, Ken and Joan Myers, Jim Menown, Becky Moore, Brenda and Gerald Babcock, Mike Hesterberg, Brian Blake, Curtis Wilkie, Tim McCoy, Alex Maslow, Woody and Maria Acosta

Budget Update

- Proposed Budget Projects for 2015
 - \$4,800 for repairs to the common area wall along Montclair - 6 pieces per year - we will look at raising the wall from the ground to minimize moisture buildup from the base.
 - \$9,500 of the dredge fund was used to address lake erosion in 2014 and will do the same for 2015.
- There was extensive discussion regarding the use of dredge funds for the Montclair wall repair. It was decided to only approve the \$9,500 to address lake erosion problems for 2015 since the dredge fund was intended for lake related projects. Your board will determine a plan to fund and address the repairs needed for these walls.

Lake Report Update

- Overall, the lakes did fine in 2014.
- There were problems with the fountain on the small lake with trash and debris clogging the pump.
- Lightning hit the big lake fountain 4 years ago. Since then, the big lake pump requires "patching" every year. It is getting to a point where the big lake pump will need to be replaced (estimated cost is \$8k).

Pool Update

- Jordan Elder did a great job of opening and closing the pool everyday during the pool season. Thank you Jordan for your great work and dedication!
- Two canopies were installed in time for the 2014 pool season. We received great feedback regarding these two canopies and we hope you had a chance to enjoy the pool this past season.
- Two dead trees on the south side of the pool were removed and replaced.

2014 North Lakes Homeowners Annual Meeting

- As part of our evolving community improvement projects, we intend to paint the neighborhood pool building in Spring 2015. The HOA will provide the paint and materials but we are looking for volunteer residents to donate their time and labor to help paint the pool building. We will send out an email blast in 2Q2015.

Welcoming Committee Update

- A lot of activity with a number of homes going on sale and being sold. We have a number of new neighbors and we would like to welcome them! If you know a new resident please get them involved with the HOA meetings, volunteerism and the social events.
- The welcome package for new residents is dated so we are looking to update it.
- We continue to update the North Lakes roster and we have received updates from 1/3 of all the residents. If you have not provided your latest contact information, please send it to northlakeskc@gmail.com. We need names, address, phone numbers and email addresses.
- There was a discussion regarding the sharing of the North Lakes roster with all neighbors. We believe the updating and sharing of the North Lakes roster is a great way to see who our neighbors are but at the same time we understand that there are neighbors who do not want to share their contact information. To address both perspectives we are going to send an "opt out" form in the next HOA dues mailing before we make the updated roster available to the North Lakes neighbors.

Landscape Update

- We continue to look at lake erosion problems and projects. Majority of the HOA dues are dedicated to the maintenance and repairs of our community lakes. Remember, each neighbor has equal rights and access to the lakes and common areas/trails so please enjoy them.
- Need to fund and repair the buckling walls along Montclair. These walls are common area property own by the HOA.
- Planted bushes around the pool and continue to improve landscaping around the pool.
- Need new Garage Sale signs, lake signs stating "catch and release only" and "residents only" and signs for the neighborhood entrance.

Architectural Update

- There were lots of activity. >25 requests in 2014 ranging from home painting, new roofing, landscaping, fencing, backyard patios/decks and other improvements.
- If you have an architecture request or question please fill out the form at <http://www.northlakesliving.com/rules--forms.html> or contact one of your board members.
- If you are looking for someone to do work for you, please refer to the North Lakes Service Provider website <http://www.northlakesliving.com/service-providers.html>.
- Do you know of a company or person that has done great work for you? Send an email to northlakeskc@gmail.com recommending them and we will add them to our "Service Providers" website.

Neighborhood Watch Update

2014 North Lakes Homeowners Annual Meeting

- There were discussions regarding the Neighborhood Watch Update and the possible elimination of it. In general, each neighbor needs to be engaged in "watching the neighborhood". If you notice anything dangerous or unusual please contact 911 first. After that feel free to contact a board member and we can send out an email blast notifying the neighbors.
- We will see if KCPD and/or HAKC has a service that provides communications and notifications regarding crime prevention and incidents.

Social Committee Update

- In 2014 we had two pool opening parties (once at the Wilkie's home due to weather and one in mid-summer as a makeup) and a garden party at the Rolf's home. A huge thank you goes to the Wilkie and Rolf households for holding these social events for the entire neighborhood!
- We are looking to have a North Lakes Social event during the Christmas holiday season. We will keep you updated!

Spring Work Day

- The Spring Work Day for 2014 had lower participation than previous years and we thank the neighbors that dedicated their time to clean the common area lakes and get the pool ready for pool season.
- We received feedback that it is difficult to get a free weekend and we understand that. As a recommendation, we are looking at multiple Spring Work Days and for those neighbors that would like to volunteer but cannot make it please contact a board member to make other arrangements. We could always use the help of neighbor volunteers.
- We plan to paint the pool house in spring 2015 and this is an opportune time to be a neighbor volunteer.

Want to get involved?

- North Lakes could use a few more at large board members and committee members.
- If interested, please contact one of your board members.

Notice areas that require maintenance?

- If you notice a common area that requires maintenance, please contact a board member. Common areas are maintained by HOA.
- For areas that are not maintained by the HOA, please contact 311.

Next meeting will be December 1st (Monday) from 7PM to 8PM at the Acosta Home at 6205 N.W. 77th St.