



## *Highland Lakes Reserve*

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HLR Board of Directors Meeting  
NOVEMBER 15, 2022  
3:30 pm VIA ZOOM

### MINUTES

#### **In Attendance:**

**Board: Dusty J, Laz M, Cardiff B & Bob F**

**Members: Cynthia & Bill Dyer, Cheryl Finnie, Dena Gould, Stephanie Rosin, Michel Pierre Antoine, Joann Lanzisera, & Garrett Roberts**

**CAM: Linda Boring & Amanda Carnahan**

Call Board Meeting to Order: Dusty J. called to order at 3:32pm

Review and Approve Minutes from 10/12/2022: A motion made by Cardiff to approve. Bob seconded. Motion carried.

Financials: Linda reviewed account balances. No questions of financials. A motion to approve as presented. Bob made a motion to approve. Laz seconded. Motion carried.

#### Unfinished Business

- Mailboxes: A motion to approve installing the concrete & curbing quoted at 18,217 for the project was made by Cardiff. Bob seconded the motion. Motion carried. There was still some uncertainty regarding the cost of the mailboxes, installation & lighting for the area. Once an estimate or two can be obtained on the cost to complete these items. An email will be sent to advise the board & a vote can be held at that time.

#### New Business

- 2023 Budget: Linda sent out a working copy to the board. She used the costs on this year's P&L with the increase in insurance. Joann requested they look into other



insurance options as she believes it to be too high. The capital improvement fund for this year was 12,000. The plan for 2023 is to apply 44,000. to the capital improvement fund. The budget has been adjusted to cover the areas where there were overages & allotted surplus funds to the capital improvement or reserve account. Hopefully, Laz motioned to approve the budget. Cardiff seconded. Motion carried.

- Open discussion: One member questioned why the gate was open over the weekend. When a tropical storm is approaching, they are opened for emergencies & power outages. Unfortunately, there was a miscommunication about turning them back on this time, apologies were made. Between the gates being open, the cameras at the 66 entrance not working & the repeated trespassing at the pond. She doesn't feel very safe. Linda asked if Dusty could ride around with Jimmy to advise on where fencing is needed. Dusty would like the surveyor to mark the property lines. Linda will contact Bob to complete. She will also contact Jimmy to do a ride around. Laz questioned what the procedure is for maintaining the wooded vacant lots. TJ (attorney) was questioned before after another storm had caused damage. There really isn't any legal recourse to make owners maintain those lots. Comcast still has clean-up in the community, lots of boxes loose or blown off now. Dusty stated comcast still has work in the community & he will discuss this with them.

Adjourn: Dusty adjourned at 4:44pm

