

LAHPOA Board of Directors Meeting Minutes (Draft)
August 27, 2015 at Lakehouse at Heritage Pointe

In attendance: Louise Ascah Bryan Dozzi Don Francis
 Peter Newton Ryan Sawatzky Eugene Nagai
 David Moote – Community Manager

1. Call to order at 7:10 p.m.
2. Minutes for May and June 2015 approved by P. Newton and seconded by R. Sawatzky.
3. Operations Review – D. Moote - the current forecast is to be on budget at year end other than for unbudgeted costs. The Board focus is to be under budget at year end!
 - a. Ongoing security issues in the community with break in and thefts.
 - b. There is a mixture of fish in the lake being trout, burbot and some shiners. No requirement to restock lake this fall.
 - c. Ongoing problems with locking of security gates around the lake, especially the boulevard maintenance gates west of the Court. A review/quote for an updated security system has been requested of D. Moote.
 - d. Lakehouse structural foundation repair will require formal engineering evaluation and proper documentation to submit once any CFEP grant money is confirmed. D. Moote to supply B. Dozzi with initial documentation for review.
 - e. Letter to be sent (by D. Moote) to Homeowner to decline their request to relocate trees which apparently block their views of the lake.
 - f. General discussion of events this fall and winter in cooperation with the HP Fire Hall where possible – movie night, ice fishing & hockey tournament.
 - g. In order to maintain the architectural control of the community, shed designs will have to complement the design of the house and not adversely affect the neighbourhood. R. Sawatzky and D. Moote to collaborate and provide initial specs for next meeting.
 - h. The land swap with the MD is on hold due to survey costs as MD is requesting LAHOPA assume the \$25K to finalize. D. Francis to initiate meeting with MD to move this further and negotiate better terms.
 - i. Any concerns with trees on MD boulevards and right of way will be directed to the MD rather than the Board.
 - j. Envirocan waste removal has been seamless. Residents need to dump kitchen waste into the organic bin rather than the compost bin which is for residents to use in their gardens. Grass clippings (in clear bags) are being sorted at Envirocan's yard.
 - k. Approximately 190 homes are using the recycle service – an increase of 45-50%.
 - l. Irrigation repairs have been a slower than expected. Areas of the Isle have had minimal water. Irrigation will now be operating during the day to coincide with the pumps moving water up to the pond during daylight hours. A review of the pump sizes and aeration will be undertaken to reduce electrical costs.
 - m. Board agreed to \$2100 estimate to connect Isle irrigation electrical requirements into Corix service station. Second electrical quote to be acquired by D. Moote.
 - n. The irrigation system near the Shores playground will require repairs next spring.
 - o. D. Moote to provide Board with quotes for new signage (lake rules; compost bins) required on LAHPOA property.

4. Next meeting of Board tentatively scheduled for 7:00 PM on September 17, 2015 at the Lakehouse.
5. Meeting concluded and adjourned at 11:00 pm.