

Lakewood Hills Improvement District
Meeting Minutes
June 6, 2024 @ LWH Clubhouse

Attendees: Christopher Cain – President
Teisha Hutchison – VP/ Treasurer
Jami Smith - Secretary

Residents of Lakewood Hills

The meeting was called to order at 7:00 p.m. President Christopher Cain, followed by the Pledge of Allegiance.

Teisha made a motion to approve the meeting minutes from 05/07/2024, and Jami 2nd, motion passed.

STANDING REPORTS

Teisha gave the finance report for May 2024

General Account beginning balance – 05/01/2024 - \$ 104,870.63

Deposits - \$ 10,830.50

Automatic Deposits - \$ 74,037.00

Debits - \$ 23,507.61

Automatic Withdrawals – \$ 4,006.99

Interest - \$ 10.12

Ending balance - \$ 162,233.65

RD Reserve Fund beginning balance – 05/01/2024/ - \$30,883.74

Deposits - \$ 0.00

Debits - \$ 0.00

Interest - \$ 26.23

Ending Balance \$ 30,909.97

Jami motioned to approve the finance report for May, Christopher 2nd, motion passed. Teisha motioned to approve the bills for May, Jami 2nd, motion passed. Christopher gave the maintenance report for May that was submitted by Ed Shuler. Worked in shop. Mowed as needed. Replaced a pump motor at the pool. Painted the pool. Worked at pool to have everything ready to open on June 3rd. Cleaned ditches, picked up broken tree branches, cut up a tree and moved off the road. Bladed some roads. Daily maintenance on plant. Did plant checks. We have 5 Deltas', 3- E One's, 4 – E One Extremes (new), 4 - -E One Extremes that need to be rebuilt, & 2 – E One Extremes (rebuilt by Haynes) on hand. Jami motioned to approve the May maintenance report, Teisha 2nd, motion passed.

Old Business

Lakewood Hills attorney was present to answer any questions for the residents concerning the sewer situation. Attached is a letter explaining the meeting with the USDA for those who have not seen it yet. Discussed same items we have been discussing the past couple of meetings. The attorney is looking into options on how Lakewood Hills can collect on past due accounts. Again, the Board stressed the

importance of filling out and returning the survey. This is to help Lakewood Hills get a grant for the lagoons. Jami made a motion to adjourn the meeting, Christopher 2nd. Meeting adjourned at 8:02.

Submitted by Anita Amack, District Clerk

To those who were unable to attend the board meeting on 5/7/24, just a quick update. We had a meeting with the USDA, LWH Attorney and Kramer Engineering; a lot of things were gone over re: the current state of our sewer system (which we are all aware is poor/inadequate) and how we are to move towards a lagoon system. In order to move forward and receive assistance from what could be many sources we have to begin paying back and/or moving forward in the direction of paying back our GO Bond that is delinquent. With that being said unfortunately our first step in this process was to increase sewer rates by \$20 affective July 2024, this will make your sewer bill total \$95 per month. The extra money will solely be used to start paying back our GO Bond. We are sorry for this but are caught in the middle of a mess that was not created by us, but we are trying our best to remedy it. We will also be tightening our belts re: late sewer fees and back taxes. We have to show that we are attempting in every way to collect debts that are owed to LWH's. If you need assistance or help please do reach out to the office, we will try and do our best to help everyone.

So with all that being said we need to forge ahead and first we have our Income Study Survey (we have already talked about this in prior board meetings) which will be happening in the very near future. This will help our community get much needed grant money for our sewer/lagoon project. We need 92% participation from our community. The study will be mailed to homes from the Midwest Assistance Program with return postage envelopes and a deadline. If there are homes that do not return surveys by the deadline MWA employees, LWH board members and your fellow neighbors will door to door to get this vital information.

If you have additional questions or concerns please reach out to the office.

Thank you for being patient with us as we work through this daunting task!

LWH Board