

GET ON Board

BOARD OF DIRECTORS

An Annual meeting of the LLCA is held every January. One of the purposes of the meeting is to elect the Board of Directors. Some residents are interested in serving on the board. However, because they are not familiar with what the board does or with how much time is involved in carrying out the duties of the board, they are hesitant to volunteer.

A homeowners association needs a strong board that understands its role and pursues it with diligence. To be successful the directors must uniformly and fairly govern the community. Board members serve without compensation.

Some of the duties of the board members include the following:

- Enforce the documents
- Establish sound fiscal policies and maintain accurate records
- Develop a workable budget keeping in mind the needs, requirements and expectations of the community
- Determine assessment rates
- Provide adequate insurance coverage
- Inform members of important board decisions and transactions
- Attend and participate at meetings

- Management, maintenance and repair of the common areas
- Snow removal

Even though we have a property management company, Mulloy Properties, the board has responsibility for making sure everything is in good order from the entrance to the street signs. An attractive, inviting community that is well-maintained not only keeps residents happy but also preserves property values. Serving on the board requires some time from board members. Board members stay in contact with each other about board business throughout the month via e-mail.

Board meetings are held once a month and last from 1½ to 2 hours.

The **President** assumes general charge of the day to day administration of the association. He serves as spokesman for the board in most matters relating to general association business. He communicates with individual residents about their concerns.

Prior to the board meeting the **Secretary** reviews all e-mails, develops an agenda based on the minutes of the last meeting and the e-mails sent that month, writes and types the minutes of the meeting, e-mails the Management Company any requests of the board and prepares the quarterly newsletter.

The **Treasurer** checks the accuracy of financial records and reports, is responsible for coordinating the development of the proposed annual budget and for preparing and giving the annual financial report. The **Vice-President** and the **Member At Large** assume duties as assigned by the board.



WATCH YOUR SPEED

It seems like we are always in a hurry to get to the places we want to go. Driving through our neighborhood is no exception and going 20 MPH probably feels like a snail's pace! However, it is important that we adhere to this slower speed for the safety of all the residents and for other drivers.

Because of a continued problem with drivers who are traveling our streets at excessive speeds, **speed humps will most likely need to be installed.** Please watch your speedometer as you drive through Landis Lakes and keep it slow!

WELCOME TO THE NEIGHBORHOOD

We would like to welcome to our neighborhood **Wendy & Calvin McCarty**, *Landis Lakes Drive*, **Jitendra & Vinitha Reddy**, *Wolford Ridge Court*, **Jung & Elaine Bauerle**, *Landis Lakes Drive* and **Brent & Carmen Frederick**, *Landis Lakes Court*. If you see them, please be sure to introduce yourself and make them feel welcomed.



Coming Sept. 22...



HALLOWEEN FESTIVITIES

The Landis Lakes Community Association is planning a Halloween Costume Contest for the children of our neighborhood. Please plan to participate and stop by the Clubhouse before Trick-or-Treating on Halloween night. Specific details will be forthcoming closer to the event.



SPECIAL THANKS

Thanks to David Yoho and his team of volunteers (Louis McIntire, Steve Sheltz, Tom Ash, Isaac Yoho and others) for trimming the trees along the Landis Lakes Drive common areas. Because of their hard work, we can walk along these areas without dodging low branches. They worked several hours over a period of three days to trim branches and clear passageways for all of us to enjoy better and safer views. Their work will allow the trees to grow stronger and to pose less problems in the future from dead and falling branches. Finally, they saved our community the expense of paying a tree service to do the work. We give a special thanks to the men who volunteered their time and effort to improve the neighborhood for all of us.



TREE PRUNING PART 2, COMING SOON!

The team that trimmed the common area trees will be trimming overhanging limbs that obstruct walkways in front of some of our homes. **October 14** will be the date that this will take place. If homeowners prefer to do the trimming themselves, we ask that they complete this before October 14. This work will improve the ability for our residents to use our sidewalks and roads free of obstruction.

