

Lakes of Shady Shores Homeowners Association

February 13th, 2025 – Meeting Minutes

HOA Website: www.lsshhoa.com

HOA Email: LakesofSSHOA@gmail.com

In attendance: Pam Mintz, Phyllis Santogrossi, Amelda Kamstra, Lynda Neal, Curtis Morgan and Joe Kessler.

The meeting was called to order at 7:02pm in the home of Pam Mintz. December 2024 minutes were approved by Pam Mintz and seconded Lynda Neal.

The Treasurer's report: There is a balance in our checking account of \$45,649.27. A motion to approve the treasurer's report was made by Lynda Neal and seconded by Phyllis Santogrossi.

Architectural Report: Nothing new to report

Old Business

- **Business Referral:** The business referral listings were posted on our website for the neighborhood. If you have any additional referrals for our website, please email Joe Kessler at kesslertx@charter.net the Company name, contact person, address, phone, and email.
- **Gate Remotes:** Extra remotes are now available for purchase at the Kessler home, 114 Waterwood Circle. The cost is \$20 per remote, and the check should be made payable to Lakes of Shady Shores HOA. We have 1 extra remote currently available.

New Business

- **Gate Cameras:** The board is investigating camera options for our entry and exit gates to add security for our neighborhood.
 - Flock Safety [Flock Safety for Law Enforcement: Unified Crime Prevention](#) – Was an option we looked at -price would be \$800 for install and \$4200 per year. Dues will need to increase if we decide on this option. (The board decided **NOT** to go with Flock Safety at this time)
 - Board decided to use a cheaper option that is more affordable – Ring / Blink cameras will be install at entry and exit gates. HOA board will have the login to access the footage when needed.
- **HOA Dues:** A notice will be sent out for the March payment of \$200 by the end of February 2025.
- **Front Exit Gate:** Concrete slabs have been poured for the new commercial motors to be installed next week.
- **Meeting Locations and dates for 2025:**
 - The board discussed and decided to change the monthly meeting schedule to a quarterly schedule. If any issues arise, an additional meeting will be scheduled if needed.
 - 13th February 2025 – Pam Mintz – 101 Lakeside Drive
 - 1st May 2025 – Phyllis Santogrossi – 102 Waterwood Circle
 - 7th August 2025 – Pam Mintz – 101 Lakeside Drive
 - 6th November 2025 – Annual Meeting at the Shady Shores Baptist Church
- **Stop sign at exit:** Joe has called the city 2 times to replace the stop sign. City said that they will replace the sign since it outside out gates.

With no further business to discuss, a motion to adjourn was made by Lynda Neal and seconded by Amelda Kamstra. The meeting was adjourned at 8:14pm.

The next HOA meeting will be held at Phyllis Santogrossi Home, 102 Waterwood Circle on May 1st, 2025, at 7pm.

All Residents are always welcome to attend any of the HOA meetings.

Board Members:

Joe Kessler, President	Kesslertx@charter.net	114 Waterwood Cir.
Phyllis Santogrossi	Psant@charter.net	102 Waterwood Cir.
Lynda Neal	Samgizneal@yahoo.com	102 Sunset Cir.
Amelda Kamstra, Secretary	kamstra.amelda@gmail.com	104 Waterwood Cir.
Pam Mintz, Treasurer	mintzpam@hotmail.com	101 Lakeside Dr.

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