



HOMEOWNERS MEETING MINUTES — March 5, 2024

The meeting was called to order by Mike at 4:36 pm. Residents in attendance: 31.

Board members in attendance: Mike StaffordCrane (Chair), Carla Thompson (Vice-Chair), Phyllis White (Treasurer), Norma Nick Taylor (Member-at-Large) and Beverly Mason (Secretary).

Welcome From the Chair

- The Minutes from last month were approved.

Treasurer's Report (Phyllis):

January 31, 2024: Balance	\$10,087.83
Check #1181: Feb. 6, 2024: Welcome Committee/Roberta Clark, Bundt Cake	5.75
February 29: BALANCE	\$10,082.08
ACCOUNTS:	
Checking	\$9,477.08
Legal Fund	\$600.00
Savings	\$5.00
<hr/>	
February 29: BALANCE	\$10,082.08

Committee Reports:

- Welcomer's Report (Roberta): No activity but she reported that there are new owners at 44 Whitman.
- Social Committee (Eveline and Hazel) — Hazel reported:
 - March 14: Potato Bar
 - \$15 / Sign-ups are Thursday, March 7: 10am–noon and 2–4pm.
 - May 4: Duck Derby
- Sunshine Ladies (Adrian and Elizabeth) — Adrian reported:
 - Three "Get Well" cards were distributed.
- VMRC Report: (Ralph absent / Mike gave the report):
 - The March meeting will be held March 13 at 2pm.
 - Location: Buena Ventura Mobile Home Estates, 11405 Darling Rd, Ventura

Speaker: Max Young, Head of Fire Safety at the Ventura Regional Fire Safe Council:

A PDF of his full presentation is available in the Resources section of our Lemon Wood Homeowners website.

Here is the direct link: https://lemonwoodhomeowners.com/wp-content/uploads/2024/03/VRFSC-Presentation-Lemon-Wood_1-LoRes.pdf

- Ventura is the fastest warming county in the lower 48 and is at a higher risk of wildfires than 87% of U.S. communities.
- Fires are predominantly spread from indirect sources e.g., embers or home-to-home ignition (aka the "domino effect").
- Lemon Wood is near the Harmon Barranca, which is a fire threat:
 - The Southern California Edison easement is covered with "light-flashy fuels" between the community and the Eucalyptus tree windbreak (approx. 175 feet).
 - FUN FACT: Eucalyptus trees are very drought-resistant and the ones in Ventura won't enter into a drought state for another four years.

LEMONWOOD

H O M E O W N E R S

- If a house ignites, it will likely burn down, unless firefighters can stop it:
 - Harden your house to prevent embers from igniting.
 - Roofs are required to be Class-A rated.
 - Attic vents attract embers.
 - Keep the first five feet around your house (Zone Zero) clear of anything that is combustible:
 - Patio cushion furniture usually ignites first.
 - Wood fences
 - Vinyl usually melts, but it can become hot enough to ignite something near it.
 - Woody plants, vines and trees:
 - “Ladder-fuel” is vegetation around the base of a tree that can ignite the tree.
 - Palms are combustible, especially ones that contain volatile oils, e.g., the Mexican Fan:
 - Remove dead fronds and skin the trunks if possible.
 - Succulents are usually not highly combustible, but some contain volatile oils.
 - Grass/Turf:
 - Artificial: Can burn but is not a high heat generator.
 - Real: Not highly combustible when it’s green but will burn when dry.
 - Keep it away from your house.
 - Leaf litter in gutters and on the ground
 - Combustible door mats
 - Wooden mulch (highly combustible and almost impossible to keep moist)
 - Plastic sheds
 - Firewood
- RESOURCES:
 - **Ventura Regional Fire Safe Council:**
 - <https://venturafiresafe.org>
 - They will come to your home for a free wildfire assessment. Here is the direct link:
 - <https://venturafiresafe.org/home-wildfire-assessments/>
 - **FireWise USA:**
 - <https://www.nfpa.org/education-and-research/wildfire/firewise-usa>
 - A grassroots organization created by the National Fire Protection Association (NFPA)
 - Monthly workshops
 - Speak directly with a coordinator.
 - Your home is only as safe as your neighbors home, so it helps if everyone works together.
 - Lemon Wood can become a “FireWise Community” and may qualify for free help from the NFPA, including funding for fire-defense efforts.
 - **Sustainable Defensible Space:** This website focuses on the first 100 feet around your home and aims to increase resistance of structures to wildfire:
 - <https://defensiblespace.org>
 - **Mobile Home Fire Safety (Marin County):**
 - <https://firesafemarin.org/harden-your-home/mobile-home-wildfire-safety/#gsc.tab=0>
 - <https://j0i68d.p3cdn1.secureserver.net/wp-content/uploads/Mobile-home-Fire-Safety.pdf>

New Business:

- A community-wide yard sale will be held on April 20. Contact Mary Pat Huxley at 805-844-2223.

LEMONWOOD

H O M E O W N E R S

- Big-Screen Movie Matinee (hosted by Gina, Cathy and Sarah):
 - Friday, March 8, at 2pm: *Fly Boys* will be presented on the flatscreen in the Multi-Purpose room.
 - Popcorn will be served but bring your own beverage.

Upcoming meetings:

- April 2, May 7 and June 4 at 4:30pm

Speaker Evaluations (21 total): 19 all fives, two said length was a three, 11 made additional comments (all said “excellent and beneficial”).

Meeting was adjourned at 5:30 pm.