

Minutes for the Board Meeting

12 December 23

Note: Meeting Held via ZOOM

Call to Order at __8:34 PM__

Rollcall

Felix McGee-Dinon	President	Present
Dave Stachura	Vice President	Present
Debra Jenkins	Secretary	Absent
Sue Bauer	Treasurer	N/A
Dan Survillas	Member at Large	Present
Pete Cernicky	Member at Large	Present
Julio Suarez	Member at Large	Present

Verification of Quorum: Yes

Special Presentations (If any)

NONE

**Approval of minutes from the October 2023 Board and Executive sessions.
November Budget Meeting approval waived until the 2025 Budget Meeting.**

Note: There were no Workshop meetings in October or November 23 and no Executive meeting in November,

Result: Motion made, seconded, and unanimously approved

Office Report Review

Additional discussion and voting action, if any, on the Office Report as presented on December 12, 2023 Workshop meeting.

NONE

Motion to accept the Office Report of 12 December 23 as presented in the Workshop Meeting of 12 December 23.

Result:

Motion made, seconded and passed unanimously.

President's Report:

- President's comments on the 28 November Budget Meeting
 1. ZOOM made the budget meeting quicker and allowed more residents the opportunity of questions and comments.
 2. A tutorial on ZOOM may be necessary to provide more familiarity to residents.

VP to call for a motion to approve the President's report as presented.

Result: Motion made, seconded and passed unanimously

Treasurer's Report

Treasurer's Comments on the 2024 Budget Presentation:

Presentation as follows:

Treasury Account Updates as of 11/30/23

Checking	\$	79,386.68
Reserves (Also known as the Savings Account)	\$	112,371.70
Dues Still Owed (Also known as Receivables)	\$	86,824.85
Petty Cash	\$	109.77
Late Fees for the month of November	\$	1400.00
Prepaid Dues	\$	10,973.09
ACC Violation Fines for November		Not Recorded

Daily Pool Passes N/A

Seasonal Pool Passes N/A

Note: The check register and other financial information reports, such as the Quarterly Financial Statement, will be a continued part of the Treasurer's report and will be provided by the Office Staff on a separate document.

Financial Report is available once a quarter

President to call for a motion to approve the Treasurer's report as presented.

Results: Motion made, seconded and passed unanimously

Committee Reports

ACC Committee Report as presented by the ACC liaison to the Board: VP, Dave Stachura

The President to call for a motion to continue violations carried over from November of 2023.

Result:

Regarding a resident's request for a brick fence, the Liaison to the Board on ACC matter suggests this not be approved unless this fence cannot be viewed from the street. Currently, all fencing as seen from the street must be either cedar or vinyl.

Note: This item deferred until an actual request for approval is submitted.

Nothing additional to report

President to call for a motion to approve the ACC report as presented.

Result: Motion made, seconded and unanimously approved

Social Committee Report as presented by the Board liaison to the Social Committee, MAL Julio Suarez:

Balance of the Social Committee Budget for 2023: \$5224.89

Additional information presented by the Board Liaison to the Social Committee is as follows:

- Update on all current, recent, and proposed future resident parties; dates and estimated cost

The President to call for a motion to approve the Social Committee report as presented.

Result: Motion made, seconded and passed unanimously

OLD BUSINESS

6-7-23 Project Update from the 12 Dec23 Workshop

- Additional discussion or voting needed arising from the Office Report on the current Pool Project.

Note: Old Business regarding all pool issues have been tabled pending completion of the current pool Project.

NEW BUSINESS

Any voting action needed resulting from the 5 Dec 23 Workshop Meeting:

- Affirmation votes to select the new Pool Management Co. Water Watchers nominated to be the Pool Management Co. for a three-year term
 1. Motion made, seconded and passed unanimously
- Affirmation votes to reorganize the Association Board: Members at Large and Officers with Julio Suarez as Treasurer.

‘1 Motion made, seconded and approved unanimously

- Vote to accept the resignation of Susan Bauer as she moves outside the Association to her new home

‘1 Motion made, seconded and approved unanimously

- Affirmation votes to offer a position of Member at Large to a selected resident.

‘1 Motion made, seconded and passed unanimously

- Affirmation votes to accept the revised Clubhouse Rental Agreement as discussed in the 12/12/23 Workshop.

‘1 Motion made, seconded and passed unanimously

- Affirmation votes to accept the revised Clubhouse Rental Agreement as discussed in the 12/12/23 Workshop.

‘1 Motion made, seconded and passed unanimously

- Affirmation votes to accept the revised Office Personnel Christmas pay Issue.

‘1 Motion made, seconded and passed unanimously

BOARD COMMENTS

Felix McGee-Dinon President

The President thanks Susan and Frank Bauer for all their excellent work supporting all Board initiatives and wishes them good luck with their new home.

Dave Stachura

Vice President

Agrees

Debra Jenkins	Secretary	Absent
Sue Bauer	Treasurer	N/A
Dan Survillas	Member at Large	Agrees
Pete Cernicky	Member at Large	Agrees
Julio Suarez	Member at Large	Agrees

President to call for a motion, if needed, to go into Executive Session.

Result: Motion made, seconded and passed unanimously

Board will return from the Executive Session Meeting for a formal adjournment of the Board Meeting of 12 December 23.

Next Meetings:

Next Workshop and Board Meeting will be on January 9, 2024

President to call for a motion to adjourn the Board meeting at _9:28_PM

Result: Motion made, seconded and passed unanimously