



## LAKE SHASTINA PROPERTY OWNERS ASSOCIATION

### MINUTES

Regular Meeting

Monday, November 9, 2009 – 6:00 p.m.

Administration Building

16320 Everhart Drive • Weed, California 96094 • (530) 938-3281

#### CALL TO ORDER AND ROLL CALL:

LSPOA BOARD: ADAMS  DALEIDEN  DILLEN  ENGLAND  WETTER

Also present were GM McCarthy, OM Bains, PW Supervisor Moser, CC&R CO Bullington and AA Charvez. There were approximately 8 people in the audience.

#### CLOSED SESSION: Called to order 5:00 p.m.

1. A. Legal issues regarding CSD contract (Dir. Daleiden / Dir. England)
- B. Progress Report on current violations
- C. Disciplinary Hearing Violation #519: Report out of Closed Session:

**Motion by Dir. Daleiden second by Dir. Dillen to approve Board determination of Violation Ref. # 519 as follows: Board reviewed the violation and felt the property would be compliant with proof of current registration on all vehicles stored on the lot.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**

**Noes: None**

**Absent: None**

- D. Disciplinary Hearing Violation #590: Report out of Closed Session:

**Motion by Dir. Daleiden second by Dir. Adams to to approve Board determination of Violation Ref. # 590 as follows: Board determined property owner was in violation of documented Articles and Sections and ruled the following: The Board determined that owners will bring property into compliance; the following must be completed: 1) Remove all garbage and debris from lot by November 20, 2009 or a \$100.00 per month fine will incur until compliance is achieved; 2) Remove all unregistered/unlicensed vehicles by this same date or a \$50.00 per month per vehicle fine will incur until compliance is achieved; and 3) Re-paint exterior of residence by April 1, 2010 (due to weather) or the same fining schedule as item #1 will incur.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**

**Noes: None**

**Absent: None**

#### REGULAR MEETING: called to order 6:00 p.m.

PLEDGE OF ALLEGIANCE: Pres. Wetter led the Pledge of Allegiance

MEMBER COMMENTS: None

BOARD MEMBER COMMENTS: Dir. Daleiden (a-frame signs for activities), Dir. Wetter (new lube shop in Weed)

CONSENT CALENDAR: Removed Items 2.A and 2.F from Consent Calendar.

**Motion by Dir. Adams second by Dir. Dillen to approve Consent Calendar, as amended.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**

**Noes: None**

**Absent: None**

2. A. Approval of Minutes: Regular Meeting October 14, 2009: Item removed from Consent: Corrections were made to motions for Items 2.G and 5.

**Motion by Dir. Adams second by Dir. Dillen to approve minutes for regular meeting of October 14, 2009, as amended.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**

**Noes: None**

**Absent: None**

- B. Cash Flow Report: September 2009
- C. Budget Comparison: 2009/2010 (Accrual)
- D. CC&R Compliance Officer's Report
- E. ECC Minutes – October 7 and 21, 2009
- F. Approval of LSPOA 2008 Federal Return of Organization Exempt from Income Tax: Item removed from Consent: Board discussed.

**Motion by Dir. Adams second by Dir. England to approve LSPOA 2008 Federal Return of Organization Exempt from Income Tax.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

DISCUSSION:

- 3. Consideration of proposed rule change to CC&Rs (Fence Design) Article VI Minimum Construction Standards, Section 6.15 Fences: clarification/definition for fences needing to be 'open in construction' (CC&R CO Bullington): CC&R CO Bullington reported on the responses received for the fence survey and fence town hall meeting; both had a majority of people wanting more privacy type fences. CC&R CO Bullington recommended that the Board table this item until after ballots are tabulated in January. Board discussed and agreed to table item until after the January 5, 2010 tabulation of ballots and to hold town hall meetings on January 7 and 9, 2010 for Members to communicate their desires regarding fences. CC&R CO Bullington to see if the Lake Shastina Bible Church is available for the town hall meeting dates.
- 4. Hoy Park Play Equipment Proposal (GM McCarthy): GM McCarthy reviewed a recommendation for play equipment. Board discussed having swings as part of the equipment. GM McCarthy reported that equipment with swings was more expensive and that swings may increase LSPOA liability.

**Motion by Dir. Adams second by Dir. Daleiden to approve the purchase and installation of the Fitness Tract Play Equipment for Hoy Park.**

**Ayes: Directors Adams, Daleiden, England and Wetter**  
**Noes: Director Dillen**  
**Absent: None**

- 5. Community Signage (GM McCarthy): GM McCarthy reviewed styles and costs for changeable letter signs, per Board request. GM McCarthy reported that since a sign would be a material alteration in appearance of the development, it should have Membership approval. Board discussed options and possible locations for three signs. Board directed GM McCarthy to set up a meeting with Ed Moran (a local sign maker) Dir. Daleiden and Dir. Dillen to explore other options for exterior announcement signage.
- 6. Proposal for Long Range Planning Committee (Dir. Daleiden): Dir. Daleiden read a statement and proposed press release regarding the formation of a volunteer committee to develop and recommend a community plan for future land-use and improvement to the Lake Shastina community. Dir. Daleiden requested that the Board approve a \$500 expenditure for startup office supplies.

**Motion by Dir. Daleiden second by Dir. Adams to approve the conceptual plan and press release for the formation of the Volunteer Lake Shastina Future Planning Committee.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

**Motion by Dir. Daleiden second by Dir. England to approve expenditure of up to \$500 for office supplies to assist the start up of the Volunteer Lake Shastina Future Planning Committee, per conceptual plan.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

- 7. Re-Appointment of ECC Members (Pres. Wetter)

**Motion by Dir. Dillen second by Dir. Adams to re-appoint ECC Members Murphy, Rust and Terrell, terms to December 2010 and ECC Member French, term to June 2010.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

- 8. Request for Christmas Tree Lighting event signs in Association right-of-way (CC&R CO Bullington)

**Motion by Dir. Adams second by Dir. Dillen to approve a temporary sign permit for the Christmas Tree**

**Lighting from November 20 to December 4, 2009, per memo dated November 2, 2009.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

- 9. Reserve Study Update (GM McCarthy): GM McCarthy reported that the consultant has been hired and the Reserve Study is underway; it should be completed by the first of the year.
- 10. Approve filing of liens on delinquent assessment accounts (OM Bains)

**Motion by Dir. England second by Dir. Daleiden to approve filing of liens on delinquent assessment accounts, per list dated 10/29/09.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

- 11. Proposed purchase of Bobcat unit in lieu of budgeted Sweeper replacement (GM McCarthy)

**Motion by Dir. England second by Dir. Adams to approve the purchase of the Bobcat A300 with appropriate attachments within the current budget amount.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

BOARD MEMBER COMMENTS: None

ADJOURNMENT:

**Motion by Dir. Adams second by Dir. Daleiden to adjourn meeting at 7:23 p.m. to Special Meeting/Workshop between LSPOA and LS Community Foundation on Thursday, November 19, 2009, 3:00 p.m. at the Administration Building.**

**Ayes: Directors Adams, Daleiden, Dillen, England and Wetter**  
**Noes: None**  
**Absent: None**

Submitted By: \_\_\_\_\_

Approval Date: \_\_\_\_\_

\_\_\_\_\_  
Floyd Adams, LSPOA Secretary