

**Lushmeadows Association, Inc.**  
**Board of Directors Agenda**  
**January 12, 2022**

**Call to order:** Meeting called to order at 701pm followed by the Flag Salute

**Roll Call – Introductions:**

<b>Board Members</b>					
<b>X</b>	<b>Angela Eller</b>	<b>President</b>	<b>X</b>	<b>Steve Canerdy</b>	<b>Vice President</b>
<b>X</b>	<b>Susan Powell</b>	<b>Treasurer</b>	<b>X</b>	<b>Kristina Davis</b>	<b>Financial Secretary</b>
<b>X</b>	<b>Linda Conforti</b>	<b>Director</b>	<b>X</b>	<b>Alicia Finley</b>	<b>Director</b>
<b>X</b>	<b>Fern Johnson</b>	<b>Director</b>			

**Approval of January 2022 Agenda:** Motion made by Steve, second by Linda. All in favor

**Approval of December 2021 Minutes:** Discussion on increase to Camping fees, missing the increased amount. Went from \$15 to \$20. Minutes to be corrected. Motion to accept corrected minutes by Susan, second by Steve. All in favor.

**Director Reports:** No reports

**President, Angela Eller:**

**Vice President, Steve Canerdy:**

**Treasurer, Susan Powell:**

**Financial Secretary, Kristina Davis:**

**Director, Linda Conforti:**

**Director, Alicia Finley:**

**Director, Fern Johnson:**

**Standing Committee Chair Reports**

**Lakes & Grounds, Don Florence:** Electrical issue in pump house, waiting for plumber to return. Septic pumped, tank was full. Invoice sent to LMA. Waiting for plumber to bring toilet for small bathroom. ADA pap picked up and invoice sent. Water filter plugged, have been replaced. Water pipes in pump house insulated. Water is up in both lakes. Trash stacking up at dawn. Stored to prevent bear.

**Budget, Susan Powell:** No reports, haven't started yet. Anyone with anything that needs to happen next year needs to be sent. Reviewing reserve study for contributions and any issues.

**Architectural Control, Steve Canerdy:** One property on El Capitan pulled permit for solar panels (PV)

**Social, Linda Conforti:** January 19<sup>th</sup> is Bunco, 21<sup>st</sup> is book club, 28<sup>th</sup> is Sal's Taco Truck.

**Governing Documents, Don Florence:** By laws article 1 section 8 ready for print and membership vote, 4.4 is ready for board discussion and vote in conjunction with 5.5. cc&r 4.6 gov doc committee needs to review before goes to board. Next focus will be on 4.2 and 4.6 in relation to dirtbikes. Deadline is first week in February for mailing.

**Nominating, Vacant:**

### **Committee Chair Reports**

**Audit, Carol Fong:**

**Playground, Vacant:**

**Insurance, Robert Powell:**

**Reservations, Steve Canerdy:** No reservations. Last res was a wedding on 12/31/2021. They did not use clubhouse but it was open. Set up by the lake, viking wedding. Brought in wooden tables, 5 bon fires, lights. Was a good event, approx. 80 people. Has check for LMA.

**Fire Safe Council, Armando Rios:**

**Welcome, Don Florence:** No report

**Newsletter, Grant Davis:**

**Website, Brian Finley:** No report

**Collections, Sandi Stone:**

**Member Complaints, Steve Canerdy:** Richard and Bobbie Cavazos, having an issue on Snow Creek.

Ed Dreschler – revisiting complaint on Sierra Cider sign. Steve to contact Russ Marks (county surveyor) to determine what property is the sign on.

### **Old Business**

- CC&R Penalties discussion – Draft 2 reviewed. Discussion on duration of loss of privileges.
- Continued discussion regarding 2021 Reserve Study Allocation – continuing to look into that for the budget.
- Frequency of Financials discussion – Recommendation for quarterly reports. Alicia motion, Linda second. All in favor. Financial reports January, April, July, and October.

### **New Business**

- CC&R discussion –
- Section 4.4 Updates / Approval - Draft 2 reviewed. Discussion on duration of loss of privileges. Motion to approve addendum to add 4.4c, as stated in draft 2 from Steve. Second from Linda. All in favor. Draft 2 passed with correction to the word Than to Then.

**Action Items:**

- Steve to reach out to Surveyor

**Adjournment:** adjourned at 8:02