

**LAKE DON PEDRO OWNERS' ASSOCIATION**  
**5182 FUENTES DE FLORES**  
**LA GRANGE, CA, 95329**  
**209-852-2312, fax 209-852-2771**  
**BOARD MEETING MINUTES**  
**Saturday, November 5, 2011**

**EXECUTIVE MEETING** was held on 10/08/11 to discuss Reserve Study for painting and existing lease.

**SPECIAL EXECUTIVE MEETING** was held on 10/13/11 for purpose of legal conference with board attorney in regards to contracts and member issues.

**GENERAL MEETING**

**PRESENT:** President Sherri Flosi, Vice President Ron Hunt, Treasurer Ruth Smith and Directors Bob Sykes,Carolynn Bartholomew and Heidi Russell

**ABSENT:** Secretary Phyllis Cotta,

**I MEETING CALLED TO ORDER AT 10:04 am** by President Sherri Flosi

**II Pledge of Allegiance** was held before 6 members in attendance

**III. MOTION TO APPROVE MINUTES OF THE FOLLOWING MEETINGS:** by Carolynn Bartholomew, second Ron Hunt, Vote-yes unanimous-passed  
October 8, 2011 Executive Meeting  
October 8, 2011 Board Meeting

**IV. TREASURER'S REPORT** by Ruth Smith:

Total income July thru October is \$268,104.58, Net income for October (\$365.25), Reserve Transfer for October \$3,700.00, Total operating account \$361,322.96, Reserve Account \$186,172.44, Reserve CD \$22,134.74, Total reserve account \$208,307.18. No Reserve expense for October.

**MOTION TO APPROVE OCTOBER TREASURER'S REPORT AS READ** by Ron Hunt, second Heidi Russell, Vote-yes unanimous-passed

**V. COMMITTEE REPORTS:**

**ACC and CC&R:** by Bob Sykes-ACC had 6 non compliance reports and 3 plans approved.

**Public Relations:** by Carolynn Bartholomew: No report at this time.

**Parks & Trails:** by Ron Hunt. Installing picnic tables at Gregoris, Alfier and horse camp. Forming on Monday, pouring cement on Tuesday at these park sites for garbage cans and tables. Terry Booten said 4-H will monitor parks for trash pick-up. Autumn ride had a good turn out. Ron wants Jeff in maintenance to look at bars at the rest room at El Prado Park; they keep people out but not birds and animals.

**Charter Schools Committee:** by Carolynn Bartholomew: GLCS is coming along, all volunteers working hard and long hours. Ellie Duste said they are working on getting a van for the school.

**MOTION TO APPROVE THE COMMITTEE REPORTS** by Bob Sykes, second Ron Hunt, Vote-yes unanimous-passed

**VI. OLD BUSINESS:**

- 1) Trail Abandonment: Dave Taylor and Ron Hunt discussed the trails; Ron said trail is part of trail system. Dave said they are a liability, Dave read letters from association boards and supervisor board saying the trails can be abandoned. Terry Booten said they ride at your own risk, Dave said if someone gets hurt HOA will be sued. Much discussion between Ron and Dave as to why this trail should be and not be abandoned. Dave read letter from Terry Booten (Trailblazers) recommending abandonment of this trail. Ron said Dave needs to go to trail advisory board, Ron said trails do not belong to Trailblazers or the Association. Discussion only
- 2) Purchase of tables and chairs: **MOTION WAS MADE TO PURCHASE 22 6FOOT TABLES, 21 8FOOT TABLES, CARTS FOR EACH AND 32 CHAIRS WITH CART FOR A TOTAL OF \$5,200.00** by Heidi Russell, second Bob Sykes, Vote-yes unanimous-passed.

### **VII. NEW BUSINESS:**

- 1) Purchase of Patio Chairs: **MOTION WAS MADE TO PURCHASE 30 Wrought Iron Patio Chairs at \$12.00 each for total of \$360.00** by Bob Sykes, second Heidi Russell, Vote-yes unanimous-passed
- 2) Painting of Hacienda: Bob Sykes had 3 estimates on painting the Hacienda, High bid \$45,000.00, and low bid \$24,000.00. Bob said low bidder came back and gave new bid of \$18,425.00. Low bidder is Steve Childers with AAA Painting (local contractor), he will use Kelly Moore paint. **MOTION WAS MADE TO ACCEPT THE LOW BID FROM AAA PAINTING AND TO SEE IF WE CAN GET PAINT FOR FENCE AT HIS DISCOUNT** byCarolynn Bartholomew, second Heidi Russell, Vote-yes unanimous-passed
- 3) Purchase of various items: Carol Pinkston gave list of various items that need replacing in the apartments. A current inventory list is to be made. **MOTION WAS MADE TO REPLACE WHAT IS NEEDED AS LISTED** byCarolynn Bartholomew, second Ron Hunt, Vote-yes unanimous-passed
- 4) Purchase of Lights: Bob Sykes said we need 6 replacement Coachmen Lights. Kelly, the electrician will take large ones from back and put in front and put small ones in back because electrician cannot get the large ones any more. **MOTION WAS MADE TO REPLACE LIGHTS AND SPEND UP TO \$500.00 INSTALLED** by Ron Hunt, second Bob Sykes, Vote-yes unanimous-passed
- 5) Piano Tuning: **MOTION WAS MADE TO SPEND NO MORE THAN \$100.00 TO HAVE PIANO TUNED, NO MAJOR REPAIRS TO BE MADE** by Heidi Russell, secondCarolynn Bartholomew, Vote-yes unanimous-passed
- 6) Replacement of Blinds: Terry Booten said she can get blinds for less at Blinds Galore.com. Terry to research. **MOTION WAS MADE TO HAVE TERRY BOOTEN TO RESEARCH AND SPEND UP TO \$1,000.00 FOR BLINDS,** by Ron Hunt, second Bob Sykes, Vote-yes unanimous-passed
- 7) Establishment of fines and small claim actions: Tabled for more information.

### **VIII. GOOD OF THE ORDER-** NONE

### **ADJOURNMENT**

**MOTION TO ADJOURN** at 11:20 am was made by Ron Hunt, second Ruth Smith, Vote-yes unanimous-passed

Respectfully submitted Ruth Smith, LDPOA Treasurer