



Board Virtual Meeting Minutes

Saturday August 6th, 2022

9am

Present at the meeting:

John McCloskey, Tom Atteberry, Terry Howery, Rich Cassin, Debbie Pryor, Larry Oreglia, Brenda Reyes, Todd Marshburn, Celeste Feldman, Jim Valentine.

The meeting started at 9:01 am

1. Completion of the restating of the Documents

Several years ago a Committee was formed to restate our Documents in line with the new laws. In order for us to finalize these documents, (CC&R's, By-Laws, Rules and Regulations) we need to hire an Attorney. The HOA Attorney referred us to the BPE Law firm. John reached out to them for a consultation with a cost of \$300.00 for the first hour. BPE was not able to keep the first and second appointment and referred John to another representative at a later date.

Tom Atteberry contacted Sproul Trost LLP back in 2020 when we tried to get our documents restated. This Law firm is very familiar with HOA's and the Laws governing them. Tom shared our documents for review and to get their input. Kyle Sproul replied with his suggestions in 2020.

Tom contacted Kyle Sproul recently in regards to our documents. Kyle is still able to help us with restating our documents.

John mentioned our documents are 2/3 completed with the Rules and Regulations needing to be done.

John made a motion that we proceed and have the third portion, Rules and Regulations, be rewritten by the Sproul Trost LLP. Tom seconded and all were in favor.

We will need a Committee to work on the changes needed to our Rules and Regulations.

2. Additional repairs to the KT launch ramp

Todd spoke in regards to the lake being very low and the difficulty the ramp presents to our members. Todd asked Terry Howery to give his review and thoughts on how to accommodate the ramp better.

Terry offered two options for the ramp. 1, to pour a concrete slab extending the ramp and 2, to use a heavy steel plate extending the ramp. We can only extend the ramp out to -2ft Rumsey. Lake Bed Management is predicting by late October early November the lake will be close to -3ft Rumsey. With the cost of the steel, welding and setting the heavy steel plate the concrete would be cheaper. There is an \$893.00 fee to submit plans for a Lake Bed encroachment. There is a time frame of October through December when we would be able to do the extension.

Todd made a motion to submit a plan for extending the ramp with concrete to Water Resources with a cost limit of \$1,000.00. John seconded and all were in favor.

John made a motion to adjourn the meeting. Tom seconded and all were in favor.

The meeting was adjourned at 9:43 am.