

**Kono Tayee Home Owners Association Annual Meeting**  
**Kono Tayee Beach Area, Lucerne, CA 95458**  
**Saturday, July 1, 2017 at 10 am**

**Present at Meeting**

Debbie Pryor, Celeste Feldman, John McCloskey, Jim Hiss, Becky Hiss, Brenda Reyes, Jim Valentine, Tony Marchese, Ross Calvert, Diane Ayala, Sarah Glenn, Jim Johnson, Naish Piazza, Pat Ridgel, Becky Ridgel, Ken Gehrkens, Mary Gehrkens, Ernie Lee, Terry Hale, Curtis Beckwith, Carol Beckwith, Todd Marshburn, Mike Braley, Carol Benson, Debi Cormack, Tom Atteberry

**Call for Inspector of Elections, Mike Braley, to verify quorum and count votes**

John McCloskey called for the Inspector of Elections, Mike Braley, to verify that a quorum of at least 26 ballots was collected. At the start of this meeting, 91 ballots were collected, so a quorum was present.

**Call to Order/Opening of Meeting**

John McCloskey called the meeting to order at 10:00 am, and thanked everyone for coming. John McCloskey led us in the Pledge of Allegiance. Board members present included John McCloskey, Debbie Pryor and Jim Johnson. Board members Mike Morarity and Jeanne Wallenstein were not present. John McCloskey announced that a quorum was present.

**Minutes of Previous Meetings**

Debbie Pryor made a motion to approve the minutes from the May 13, 2017 Board Meeting. John McCloskey seconded the motion, and the motion was approved by all.

**Treasurer's Report: Debbie Pryor**

Debbie Pryor provided a financial summary report. Total in all accounts is \$106,865, with a checking account balance of \$6,185. As we are now in the new fiscal year, Debbie plans to make a motion at the next Board meeting to transfer the remaining checking account balance into our reserves. Income changes noted: \$100 sale of trash bags, and interest in our money market; Expenses noted: charcoal briquets, Pestmaster canal spraying permit, landscape maintenance, postage/printing, and new mussel signage at the beach. Debbie Pryor made a motion to reimburse John McCloskey \$142.50 for 25 garbage bags, and to reimburse herself \$49.40 for assessment fee reminder post cards. Jim Johnson seconded the motion, and the motion was approved by all. Trash bags will be offered for sale at \$6 per bag.

**Vice President's Report: John McCloskey**

**Beach Survey**

Brenda Reyes provided an update and summary of the beach survey project. The final survey report is complete, recorded with and accepted by the County, and the final monuments have been placed on the beach property. The final bill was \$4,985.25, and was paid for by a \$1,500 contribution from the Kono Tayee Homeowners Association, and donations from 23 Kono Tayee families. Brenda provided the survey documents and related materials to the Board along with a more detailed summary, which has been posted at the mailbox area. Brenda complimented Conser Survey for their excellent customer service, performance and flexibility, and thank those who helped with the survey.

John McCloskey stated that the Board has received two letters from the Ochoa's attorney. The Board has met in Executive Session twice to discuss the legal issues related to the beach encroachment issue, and has elected to retain an attorney to respond to the letters and obtain guidance on further action. The Board has made several attempts to discuss this matter directly with Stan Ochoa, but Stan has directed the Board to discuss this matter with his attorney. After some community discussion, Debbie Pryor recommended that members send any significant correspondence regarding this issue to the Board for their review.

#### Launch Ramp Chain

John McCloskey mentioned that there has been some prior social media discussion about removing the launch ramp chain. There was some community discussion at this Annual meeting about why the cable was installed and the benefits of keeping the cable including safety, slowing traffic down and discouraging non-member use. The Board did not recommend any changes, and will keep the cable in place.

#### Announcements

- The July 4<sup>th</sup> community parade was scheduled for 10 a.m. at the beach.
- Debbie Cormack decorated the mailboxes for the 4<sup>th</sup> of July.

#### Resident's Questions, Input and/or Comments

The next Board meeting is *tentatively* planned for Saturday, September 2 at 10 am. Debbie Pryor mentioned that there may be a need for another meeting prior to September to discuss the beach encroachment issue.

There was some discussion about whether dogs could be allowed on the boat launch ramp or under the pier. This could be discussed at the next meeting by the new Board.

There was also some discussion about boat parking and the status of guest passes. This could be discussed at the next meeting by the new Board.

The Board is still waiting for the remaining Association documents from former President, Bob Sullivan.

#### 2017-2018 Board of Director Election Results: Mike Braley

Mike Braley, announcement the election results:

- John McCloskey was elected President with 75 votes.
- Jim Hiss was elected Vice President with 80 votes.
- Pat Sullivan received 33 votes. Dave Wallenstein received 50 votes and was elected Secretary.
- Debbie Pryor was elected Treasurer with 80 votes.
- Diane Holden Ayala received 10 votes. Celeste Feldman received 13 votes. Ross Calvert received 19 votes. Jim Johnson received 21 votes. Sarah Glenn received 23 votes and was elected Director.

#### Adjournment

The meeting was adjourned at 11:10 am.