

**LAKE DON PEDRO OWNERS ASSOCIATION
C/O THE MANAGEMENT ALTERNATIVE
1120 13TH STREET, SUITE C
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**BOARD OF DIRECTORS MEETING MINUTES
MAY 17, 2008**

BOARD MEMBERS PRESENT: Vicki Keefe
Mike Harding
Carolynn Bartholomew
Ken Kennedy
Mike Cummings

BOARD MEMBERS ABSENT: Bob Steele
Clem Brown

OTHER INDIVIDUALS PRESENT: Sherri Lucy, The Management Alternative

The meeting was called to order at 10:05 a.m. by Vicki Keefe, President.

GOOD OF THE ORDER

1. Mark Thorton updated the members on concerns relative to the relocation of the Cal Fire Substation. Mark indicated that this is out of the County's jurisdiction, but that the station will be located somewhere in Tuolumne County. Mark also updated on the recent issues at the Mariposa transfer station indicating that the staff there will no longer be asking individuals for an address which should alleviate any problems with Tuolumne County residents using the transfer station.

Mark also complimented the Association on the Little League ball field thanking the Board for their cooperation in working through the permit issues.

2. An update was made on the high-speed internet firm coming to the area and a question and answer period was held in this regard.
3. Sherry Steele wanted to clarify any rumors that may be flying around in regard to a prohibition against ice chests at the ballpark. Sherry advised that this has been resolved at this time and that there are no restrictions.
4. Chuck Day updated on Tuolumne County School activities.
5. Ron Howenstine addressed concerns on what has been included on the website by Lew Richardson. Ron then updated on the installation of electricity at the shed at the El Prado Park and took full responsibility for this. Ron updated on actions taken to date due to County scrutiny and

gave a history of the park improvements. Ron reported that no fines or penalties will be
GOOD OF THE ORDER (cont.)

assessed. For next year the project will be to meet ADA requirements by removing the overhead lights and the dusk to dawn light will be able to stay, but the pole must be taken down. Ron advised that all improvements will be in place for the next year's baseball season. Ron then gave an explanation to Wes Barton on his \$16,000.00 "discrepancy" in his opinion on the Association's financials. Wes Barton stated that this should be taken back to the CPA to reissue revised financial statements. Ron encouraged members to attend Tuolumne County School Board meetings indicating that their input is essential.

6. Judy Carrol inquired on whether or not landscaping services are being provided to the Hacienda area and complained on weeds. Vicki Keefe updated that there is not a professional landscaper at this time, but that the Board is getting the Association's staff up to par to service the landscaping needs. Judy then reported that she has finally had her septic plans approved and it will be a monitored system as is now required by the County.

Ken Kennedy then moved that the minutes of the April 19, 2008 Board of Directors meetings be approved as presented. Mike Cummings seconded, all agreed.

TREASURER'S REPORT

Vicki Keefe, Board President, reported in the absence of Board Treasurer, Clem Brown, that Association funds as of April 30, 2008 were as follows:

Operating account	\$83,615.06
Reserve account	\$73,372.15
CDs	\$20,000.00
Total Association Funds	\$176,987.21

Vicki then reported that the Association's expenditures are running between \$20,000.00 - \$21,000.00 per month average year to date.

Mike Harding moved that the Treasurer's Report be approved as presented. Mike Cummings seconded, all agreed.

COMMITTEE REPORTS

1. Architectural Committee: Vicki Keefe updated in this regard in the absence of Mary Brown, Committee Chairperson. Vicki reported that

there were two requests received from Tuolumne County – one for a room addition and the other for a horse barn and both were approved. In addition, two requests were received from Mariposa County – one for a shop building which was approved and another for an above ground pool/deck. The deck only was approved because the above ground pool is not considered a permanent improvement.

COMMITTEE REPORTS (cont.)

2. **CC&Rs Committee:** Mike Harding, Chairperson, updated in this regard stating that minor things have been taken care of and a new issue has been reported involving fencing and escaping animals. Mike updated that target shooting is occurring in the community, which is a grave concern, and there will be an article in the next issue of The Discoverer in this regard.
3. **Public Relations Committee:** Ken Kennedy updated in this regard indicating that he attended the recent school board meeting where it was mentioned that the Little League field at Lake Don Pedro is the best. Ken then updated on upcoming events.
4. **Schools Committee:** Carolynn Bartholomew updated on upcoming events.
5. **Parks Committee:** Mike Cummings updated in this regard, indicating that he is hopeful that the El Prado Park issues will be resolved soon. Mike indicated that there are plans in the works at Carmelito and Gregarios Parks.

Ken Kennedy moved that the committee reports be approved as presented. Carolynn Bartholomew seconded, all agreed.

MANAGER'S REPORT

1. **Management reviewed with the Board the correspondence sent out and received since the last Board meeting and a discussion was held in this regard.**

OLD BUSINESS

1. **2008-2009 Budget:** Mike Harding moved that the revised budget categories be approved as presented. Ken Kennedy seconded, all agreed.
2. **Cabana/Rec Area Project:** Vicki Keefe updated in this regard indicating that this project is completed at this time. Vicki further updated that the pool opens May 23. Wes Barton requested a budget versus actual cost

for this project and Vicki indicated that she will have this available for the next meeting.

At this point a homeowner reminded those present that the upcoming election will be held at the Hacienda, not the fire station.

Lyle Turpin then updated on the rescheduled Trails meeting indicating that he hopes to receive scheduling information soon. Lyle indicated that Bill Kinsella is the Chair of this Committee. A clarification was made on the County easement on trails and anyone who makes alterations could be found liable. Mr. Turpin indicated that they are working on new maps and the process for encroachment. Lyle then updated on the recent transfer station controversy and indicated that this has been resolved at this time.

NEW BUSINESS

- 1. County Watch Dog Committee: Vicki Keefe updated in this regard and indicated that the Board would like to organize this Committee to monitor County activities in the future. Anyone interested in serving on this Committee should contact Vicki Keefe or the office for more information.**

There being no further business, the meeting was adjourned at 11:33 a.m. by Vicki Keefe, Board President.

Respectfully submitted,

LAKE DON PEDRO OA

**Sherri Annoni Lucy, PCAM, CCAM
The Management Alternative
CEO / Association Manager**