

**LAKE DON PEDRO OWNERS' ASSOCIATION**  
**Board of Directors**  
**Minutes of General Meeting**  
**Wednesday, March 10, 2021**

EXECUTIVE SESSION – 5:00 PM

**I. CALL TO ORDER – PLEDGE OF ALLEGIANCE**

President Phyllis Cotta called the meeting to order at 6:14 pm. Board Members present: VP Doug McLain, Treasurer-Jesse Forgues, Secretary, Dennis Dias, Directors: Becky Temple. Mike Rash & Larry King

**II. EXECUTIVE SESSION REPORT**

Executive Session 3/10/21 – Contracts, payment plans and fine hearing

**III. APPROVAL OF MINUTES**

Approval of minutes for the 1/20/21 board meeting. Motion to approve minutes by Doug McLain 2<sup>nd</sup> by Dennis Dias. – Unanimous \*Becky Temple abstained not at Jan. meeting

**IV. TREASURER'S REPORT**

January: Operating Account ending balance of \$327,300.22; January Reserve Savings Account balance of \$584,459.16. February Financials: Operating Account ending balance \$305,439.50 December Reserve Savings Acct balance of \$588,290.34 Motion to approve January & February financials by Mike Rash, 2<sup>nd</sup> Larry King. Motion passed - Unanimous

**V. COMMITTEE REPORTS**

1. **FACILITIES** –Discussed in New Business
2. **ACC** – Dennis Dias reported February: 5 permits, 8 pending 7 letters, 3 closed and 2 letters sent registered mail. March: 4 permits, 13 pending 7 letters, 7 closed 1 violation meeting
3. **PARKS** – Larry King stated interest in improving and updating parks. Put letter in local paper for community interest, contact the LDPOA office.

**VI. UNFINISHED BUSINESS- None**

**VII. NEW BUSINESS**

1. A presentation to past President, Johnathon Oden. A plaque was presented by the board for his service. Several board members and staff thanked him for all he did.
2. Bookkeeping/Office
  - a. Approved renewal of annual contract with CPA Levy Erlanger. Motion made by Dennis Dias 2<sup>nd</sup> by Doug McLain- unanimous
  - b. Approval renewal contract with Warmerdam payroll services. Motion Doug McLain 2<sup>nd</sup> Mike Rash- Unanimous

c/d. Approved LDPOA 2021/22 Budget annual dues at \$100 Motion Doug McLain 2<sup>nd</sup> Mike Rash Unanimous

e. Approve 2021/22 Annual Reserve contribution of \$30,000 Motion Doug McLain 2<sup>nd</sup> Dennis Dias – Unanimous

f. Approve to accept the 2021 Annual Reserve Study. Motion Mike Rash 2<sup>nd</sup> Larry King - Unanimous

### 3. Maintenance

a. Proposal to replace courtyard fountain – TABLED

b. Approval to replace “Mule” quote \$9617.00 Motion Becky Temple 2<sup>nd</sup> Doug McLain – Unanimous

c. Approval to replace soda machine up to \$2500. Motion Dennis Dias 2<sup>nd</sup> Doug McLain – Unanimous

d. Approve repair & replace lifted sections of sidewalk cost of up to \$1500. Motion - Becky Temple 2<sup>nd</sup> Jesse Forgues - Unanimous

### 4. Parks

Approve load of road base gravel for Gregoris Park at \$525 Motion Jesse Forgues 2<sup>nd</sup> Dennis Dias - Unanimous

Discussion of Park upkeep, ideas for Park.

## **V111. OPEN FORUM**

Equestrian Trail easement questions. Park Questions

### **. NEXT MEETING DATE / ADJOURNED** – meeting adjourned at 6:59 pm

◦ The next Board meeting scheduled for April 14, 2021 at 6:00 PM

Respectfully submitted:

*Chris Cox*

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Chris Cox, on behalf of Dennis Dias, Secretary

The foregoing minutes were approved by the Board of Directors on 5/12/21