



LAKE DON PEDRO OWNERS' ASSOCIATION
5182 Fuentes de Flores, La Grange CA 95329
(209) 852-2312 or info@LDPOA.com

NOTICE OF GENERAL BOARD MEETING
WEDNESDAY, January 28, 2026 at 6:30 pm
At the LDPOA Hacienda (address above)

- A G E N D A -

Executive Session: 5:30 P.M.

Personnel: Guidelines

Discussion: Procedures

Fiscal Budget: Discussion

General Meeting

I CALL TO ORDER & PLEDGE OF ALLEGIANCE: 6:30 P.M.

- Andrea Walker, President

II EXECUTIVE SESSIONS REPORTS

November 12, 2025 Personnel, Legal and Budget

- Andrea Walker, President

III APPROVAL OF MINUTES

November 12, 2025 Monthly Board Meeting Minutes

- Mike Guenther, Secretary

IV TREASURER'S REPORT

October 2025 Monthly Financials

- David Myers, Treasurer

November 2025 Monthly Financials

December 2025 Monthly Financials

- Chris Lowey, Vice President

V COMMITTEE REPORTS –

1. Budget Committee - David Myers, Treasurer

2. ACC - Committee Report - Chris Lowey, Vice President

3. Facility/Maintenance Committee - Andrea Walker, President

4. Parks & Trails Committee Reports - Andrea Walker, President

5. Activities/Events Reports - Renee Burritt, Director

** Member comments specific to reports are allowed following final report. (3 min. limit)*

6. AD HOC

<u>a. Gregoris Dam</u>	Chair Andrea Walker, President
<u>b. Ball Field/Toddler Playground</u>	Chair Andrea Walker, President
<u>c. Tech Oversight, Maintenance, and Google Docs</u>	Chair, Laura Diesman, Director
<u>d. Bylaws, CC&Rs Revision and Updates</u>	Chair, Mike Guenther, Secretary
<u>e. Staff Review and Oversight</u>	Chair, Andrea Walker, President

* Member comments specific to reports are allowed following the final Ad Hoc report. (3 min. limit)

VI UNFINISHED BUSINESS

1. Discussion/Vote- El Prado Gate installation
2. Discussion/Vote- Star Link Router/Live Stream and Virtual Meeting
3. Discussion/Vote- Executive Sessions Schedule

VII NEW BUSINESS - Any Member comments re agenda items to be presented during Open Forum.

1. Discussion/Vote- Insurance Contract
2. Discussion/Vote- Internet Contract
3. Discussion/Vote- Secretary Mike Guenther Resignation Letter
4. Discussion/Vote- Vote to appoint Secretary to replace Secretary Guenther
7. Discussion/Vote- Vote to appoint Chair for AD HOC Committee Bylaws, CC&Rs Revision & Updates.
8. Discussion/Vote- Addition and Removal of Authorized Signers for BAC Community Bank Accounts
The following were recently appointed designated check signers, President Andrea Walker, Treasurer Laura Diesman, Secretary Mike Guenther, and Director David Myers. Due to Secretary Mike Guenther's resignation he is removed from the appointed designation.
9. Discussion/Vote- The Ceres Seventh Day Adventist Church, Hacienda Facility use, reservations entitlements and inclusions.
10. Discussion/Vote- PMZ Realtors, Elaine Hogan and Kim Mederios rent Suite 3 for a six (6) month lease

VIII OPEN FORUM / GOOD OF THE ORDER: Member audience comments. (3 min. limit)

At this time, the members may comment on any item of interest within the jurisdiction of the Board.

Though the Board generally will not respond, please understand that we are listening carefully.

**Regarding non-agenda items: In compliance with state statutes (the Ralph M. Brown Act), the Board is not permitted to take action on non-agenda items and therefore, Board policy restricts Board discussion of non-agenda items. If appropriate, consistent with Board policy, the Board may direct scheduling an item for discussion and/or action on a future Board agenda.*

IX ADJOURNMENT / NEXT SCHEDULED MEETING DATE:

Next Board Meeting – 6:30 P.M. at the Hacienda on Wednesday, September 10th, 2025

MEETING RULES:

No audio or video recording allowed by attendees. However, the Secretary may record the meeting to aid in the preparation of minutes. The recording is deleted once the minutes have been prepared. As provided in the "Open Meeting Act," members may observe the meeting but do not have the right to participate in the Board's deliberations or votes. Members may address issues during the Open Forum portion of the meeting. Attendees may not engage in obscene gestures, shouting, profanity, or other disruptive behavior. If attendees become disruptive, they may be expelled from the meeting and/or fined.

from The Assoc's attorney's Davis – Stirling website: