

MINUTES APPROVED SEPTEMBER 1, 2009

MINUTES
REGULAR SESSION MEETING
OF
THE BOARD OF DIRECTORS
CANYON LAKE PROPERTY OWNERS ASSOCIATION
TUESDAY, AUGUST 4, 2009 – 7:00PM
CLPOA TOWNE CENTER BOARD ROOM

President Bonner called meeting to order at 7:00 pm. Those present were Director's Salazar, Johnston, Gordon and Bonner. Director Kestell was not present. Also present were General Manager Clint Warrell, Chief Financial Officer Ron Phipps, Operations Manager Paul Johnson, Community Relations Manager Laurie Owen. Also present were Corporate Counsel Dennis Burke. Quorum was met.

Pledge of Allegiance was led by Director Salazar

An Executive Session Board meeting was held on August 4, 2009 at 1:30 pm at which litigation, personnel, member discipline, and third party contract formation matters were discussed.

The Board held an Executive Session meeting on August 4, 2009, commencing at 1:30 pm. At the meeting, the Board discussed and considered 4 member fines and disciplinary appeals in which the Board denied 2 of the appeals and reduced the fines in the other 2 matters. The Board also considered 4 delinquent assessment matters, including 2 payment plans requests, one bond refund request and a Committee's request to remove a member for the member's failure to attend meetings. The Board approved proceeding with judicial foreclosure actions against three properties as set forth below. The Board received and considered legal advice on potential litigation issues and personnel issues. The Board also discussed matters relating to the formation of the Association's software development contract.

II. SPECIAL PRESENTATION AND CEREMONIALS – There are none.

III. APPROVAL OF MINUTES

A. Regular Session – July 7, 2009 – MSC (Johnston/Salazar) Moved that the Board of Directors approve the July 7, 2009 minutes as written. Motion unanimously carried.

IV. OFFICERS REPORTS

A. PRESIDENT REPORT – Randy Bonner submitted his report. To be placed on the website and in the Friday Flyer.

B. VICE PRESIDENT REPORT – Michelle Gordon submitted her report. To be placed on the website and in the Friday Flyer.

Food Service at Sunset Beach

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Lighthouse Steering Group Update
Quality Assurance Committee Update

C. TREASURER REPORT – Steve Salazar submitted his report. To be placed on the website and in the Friday Flyer.

D. SECRETARY REPORT – David Johnston submitted his report. To be placed on the website and in the Friday Flyer.

Marine Patrol Concerns – Boat Maintenance, Medical Supplies and Storage
Vandalism – Ways to Reduce Expenses Related to Vandalism to POA Property

E. DIRECTOR REPORT – Guy Kestell was absent.

V. ORAL COMMUNICATIONS FROM THE OFFICIALS & MEMBERS –

J. Skidmore 3863-172 re: Sanction club request

J. Keigwin 3846-021 re: Sanction club request

S. Dorothy 3868-500 re: Member Records

L. Neigel 14973-001/018 re: North Shore Condos

VI. STAFF REPORTS

1.0 GENERAL MANAGER – CLINT J. WARRELL, CCAM, PCAM, LSM

Board Action Item

Action to be considered – 30 Day Reading – Policy Relating to Member Correspondence via Electronic Notification. To be placed on the website and the Friday Flyer for member comments.

Action to be considered – 30 Day Reading – Policy Relating to a Tiered Variance Procedure for the ACC. To be placed on the website and the Friday Flyer for member comments.

Action to be considered – Approval / Rejection – Fine Arts Guild Request – Funding for March Air Force Band Event. General discussion. This item was tabled.

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2.0 OPERATION'S MANAGER – PAUL D. JOHNSON, CMCA, AMS

Board Action Item –

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Action to be considered – Direction Lake and Marina Committee Recommendation that the Board consider revising the criteria for measuring boats allowed on Canyon Lake. General discussion. MSC (Bonner/) Moved that the Board of Directors approve to send the Committee Recommendation back to the Lake and Marina Committee for further review and full Committee vote of its members. Motion unanimously carried.

Member Comments – Greg Cassidy 3868-158; Ted Horton 3868-149

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3.0 CONTROLLER – RON PHIPPS, CCAM, PCAM

Board Action Item

Action to be considered – Approval / Rejection – Liens for the Month

Assessor Parcel Numbers

	APN NUMBER			APN NUMBER
1	355-411-010		35	355-023-033
2	355-411-020		36	355-031-009
3	358-061-021		37	355-103-048
4	355-172-008		38	355-102-009
5	355-212-015		39	355-037-013
6	355-212-001		40	354-131-007
7	355-222-040		41	354-120-014
8	355-233-010		42	355-061-001
9	355-222-004		43	354-154-013
10	355-222-025		44	351-181-002
11	355-232-013		45	351-163-001
12	355-162-001		46	351-144-021
13	353-171-017		47	351-152-012
14	353-152-002		48	351-152-007
15	353-151-025		49	351-152-003
16	353-151-015		50	351-133-007
17	353-153-001		51	353-083-026
18	353-153-006		52	353-060-034
19	353-132-030		53	353-041-067
20	353-132-034		54	353-041-040
21	353-112-028		55	351-041-031
22	354-092-024		56	353-041-022
23	353-244-007		57	353-082-001
24	353-231-042		58	353-082-038
25	353-231-070		59	353-081-005

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26	354-083-017		60	353-051-004
27	354-091-001		61	353-245-007
28	354-161-016		62	355-281-004
29	353-142-002		63	354-112-008
30	353-182-010		64	353-252-004
31	353-192-015		65	353-253-001
32	355-152-001		66	355-420-027
33	354-062-027		67	353-161-016
34	354-062-014		68	355-301-003
			69	353-052-041

Action to be considered – 30 Day Reading – Proposed Policy Change to the Associations Investment Policy. General discussion. To be placed on the website and in the Friday Flyer for member comments.

Board Informational

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4.0 ACTIVITIES MANAGER – KATHIE BARNES

Board Action Item –

Action to be considered – Approval / Rejection – Canyon Lake Chair Volleyball for Seniors – Sanctioned Club Request. MSC (Gordon/Johnston) Moved that the Board of Directors approve the Chair Volleyball for Seniors Sanctioned Club Request. Motion unanimously carried.

Action to be considered – Approval / Rejection – Canyon Lake Family Golf Club – Sanctioned Club Request . Item was tabled to allow for further review and to be placed on the September 2009 Board Meeting Agenda.

Action to be considered – Approval / Rejection – Canyon Lake Niners Golf Club – Sanctioned Club Request. Item was tabled to allow for further review and to be placed on the September 2009 Board Meeting Agenda.

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5.0 ACC MANAGER – KATHRYN RICH

Board Action Item - There are none.

Board Informational

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6.0 MEMBER SERVICES MANAGER – LYNN JENSEN

Board Action Item –

Action to be considered – There are none.

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7.0 COUNTRY CLUB MANAGER – LORETTA DUDZIAK

Board Action Item – There are none.

Board Informational Items

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8.0 ALLIED-BARTON ACCOUNT MANAGER – VINCE SCHIAVI

Board Action Item –

MSF(Johnston/Salazar) Moved that the Board of Directors approve acquiring First Aid Kits and Training for Marine Patrol. Motion failed with Director's Salazar, Gordon and Bonner voting no and Director Johnston voting yes. Consensus of the Board of Directors favorable to do further research and bring back to the Board at a later time.

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9.0 GOLF PROFESSIONAL – DAVE LINDEMAN

Board Action Item - There are none.

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VII. RECESS OPEN BOARD MEETING FOR 5 MINUTES – Meeting was recessed at 9:23 pm.

VIII. RECONVENE OPEN BOARD MEETING FOR ACC APPEALS – Meeting was called back to order at 9:31 pm.

ACC APPEALS –

- A. Karin and Greg Cassidy, 3868-151; 30070 Red Barn - ACC Matters concerning Shore Zone Fence. ACC Chairperson reported. ACC Manager was present. Member was present. General discussion. MF (Johnston) Moved that the Board of Directors approve member's appeal to remove the fence. Motion failed for lack of second.

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MSC (Gordon/Salazar) Moved that the Board of Directors reject Member Cassidy's appeal. Motion carried with Director's Salazar, Gordon and Bonner voting yes and Director Johnston voting no.

- IX. BOARD MEMBER MATTERS – There are none.
- X. CLOSING COMMENTS – There are none.
- XI. ADJOURNMENT – Meeting was adjourned at 10:09 pm.