

**NOTICE OF THE MEETING OF THE BOARD OF DIRECTORS OF THE
LAKE CALIFORNIA PROPERTY OWNER'S ASSOCIATION**

**THE NEXT BOARD OF DIRECTORS MEETING OF THE
LAKE CALIFORNIA PROPERTY OWNER'S ASSOCIATION HAS
BEEN SCHEDULED TO BE HELD ON TUESDAY, February 16th, 2016
AT
THE LAKE CLUB
AT 7:00 P.M.**

NOTE: No audio or videotaping is allowed by attendees. As provided for 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 as they come before the Board or address issues not on the agenda during the open forum portion of the meeting, provided they have filled out a comment card at the meeting. Only members in good standing are free to speak about issues. Speakers must observe rules of decorum and not engage in derogatory remarks, obscene gestures, personal attacks, shouting or other disruptive behavior. Each speaker will have three minutes to speak. If they are in the middle of a sentence when time is called, they may finish their thought before sitting down. The time guidelines ensure that others will have an opportunity to speak. Speakers may not allot their time to others. If at any time during the meeting an attendee becomes disruptive, he or she may be expelled from the meeting.

EXECUTIVE SESSION
6:00 PM – 7:00 PM

DISCUSSION OF: LEGAL, CONTRACTS & PERSONNEL

OPEN SESSION
7:00 PM

AGENDA
February 16, 2016

A. CALL TO ORDER / DETERMINATION OF QUORUM

B. INVOCATION – Jim Laxson

C. PLEDGE OF ALLEGIANCE

D. AGENDA APPROVAL

E. APPROVAL OF THE MINUTES AS PRESENTED

January 19th, 2016 Minutes

F. PRESENTATION /CLUB ANNOUNCEMENTS

- Rio Alto Water District – Martha Slack, GM - Wetland update; drought
- Steve Fitch – Introducing County Fire Marshal Brian DeSmet

G. BOARD ANNOUNCEMENTS

President – Dan De Arman

H. FINANCIAL REPORT - CFO

I. MANAGEMENT REPORTS – GM

Violation log
Service Request log
Small Claim Summary

J. COMMITTEE REPORTS

1. Architectural: Steve Chain
2. Lake Club: Judy Evans
3. Airport: Gene Evans

K. OTHER REPORTS

1. Government Liaison: Paul Mitchell (no report)
2. Neighborhood Watch: Louise Wilkinson
3. Lake Advisory: Andy Spotswood

L. CONSENT AGENDA

Motion to approve, an emergency replacement gate for the RV Storage entrance, to be repaired by Signature Gates & Controls, to be paid from the CFRA reserve account, not to exceed \$4000.

Motion by Director Moore

M. OLD BUSINESS

Motion to approve the transfer of fiscal year end, June 30, 2015, surplus funds in the amount of \$52,538, per Audit Report, from Operating Account to Lake Club Reserve Account.

Motion by Director DeArman

N. NEW BUSINESS

1. Motion to approve the applications and appoint Sharon Peterson and Cherylann Norton to the Lake Club Committee.

Motion by Director Evans

2. Motion to approve processing of small claims liens on the following Assessor Parcel numbers (APN):
103-050-01, 103-070-21, 103-050-08, 103-060-17, 103-050-17, 103-100-27, 103-060-29
103-080-05, 103-060-33, 103-070-16, 103-060-24, 101-016-06, 103-070-06, 100-090-05
103-070-10, 102-030-17, 103-070-14, 101-070-17, 103-080-06, 101-100-25, 103-080-20
103-010-05, 103-080-21, 102-080-37, 103-120-07, 101-270-11, 103-120-16, 100-110-03
103-130-01, 102-052-07, 103-130-03, 101-180-29, 103-120-26, 101-280-06, 103-070-07
101-170-19

Motion by Director DeArman

3. Motion to approve work needed to the pump motor for the lake. Prior accepted bid from J and J Pumps in January was \$14,960.55. The total will now be \$18,297.35 based on what they found with the tear down and the need to refurbish existing motor, funding source from CFRA.

Motion by Director DeArman

4. Motion to approve Heroes of the Water, Kayak fishing event for May 13. Bryan Rusk has all required insurance.

Motion by Director Wilkinson

5. Motion to approve the purchased and installation of a new fence around the Memorial Rose Garden. Estimated cost of materials will be \$3,572.74. The maintenance department to provide the labor. Funding source to come from the General Operating Account or as a Budget Item.

Motion by Director Hancock

6. Motion to Request Board to amend Rule & Regulations RR-06-02 **ANIMALS AND PETS** to allow TWO (2) hens ONLY. **Motion by Director Wilkinson**

7. Motion to discuss policy regarding the "Admit All" policy at the gate, regarding the residents and their one day or night events. **Motion by Director DeArman**

8. Motion to approve increase from \$300 (per lot) to \$500 (per lot) REFUNDABLE DEPOSIT for Excavation for Septic Systems & Perk Tests required prior to start of work. Deposit will be REFUNDED after the lot has been restored & AC final inspection performed. This makes the REFUNDABLE DEPOSIT for Septic Tank & Perk Test and Site Work, Earth Work to the same amount. **Motion by Director Wilkinson**

9. Motion to approve additional funding of \$125,000 for the Lake Club Reserve, for an additional 5 years. This will provide funding for the Remodel of the Pool House. **Motion by Director DeArman**

10. Motion to approve additional funds for the kitchen remodel not to exceed architects estimate of \$320,000. Currently the architects' estimate of \$200,200 has been approved but extensive stainless steel fabrication, cost and installation of grease trap and additional appliances were not included. Funds provided by the Lake Club Reserve. **Motion by Director DeArman**

11. Motion to approve additional 30 days extension for property on Chris Kraft, 22506 Cloud Creek.

Motion by Director Wilkinson

O. **OPEN FORUM**

P. **TIME AND PLACE OF NEXT MEETING(s):**

- 7:00 p.m. March 15th, 2016

Q. **MEETING ADJOURNED**