

**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, APRIL 16, 2013
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 prior to the start of 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
5:00 PM – 7:00 PM

DISCUSSION OF: LEGAL, CONTRACTS & PERSONNEL

OPEN SESSION
7:00 PM

AGENDA
April 16, 2013

- A. CALL TO ORDER / DETERMINATION OF QUORUM**
- B. INVOCATION – Greg Petrie**
- C. PLEDGE OF ALLEGIANCE**
- D. AGENDA APPROVAL**
- E. APPROVAL OF THE MINUTES AS PRESENTED**

March 19, 2013 Minutes

- F. PRESENTATION /CLUB ANNOUNCEMENTS**
 - Archery Range – Rob Judy & Bob Johnson
 - Edgewater Park – Bonnie Falardeau (Garden Club)
- G. BOARD ANNOUNCEMENTS**
 - A. President
 - B. Board Member
- 8. FINANCIAL REPORT - CFO**
- 9. MANAGEMENT REPORTS - GM**
 - A. Violation log
 - B. Service Request log
 - C. Small Claim Summary

10. COMMITTEE REPORTS

- A. Architectural: Louise Wilkinson
- B. Fire Department: Tim Weatherson
- C. Government Liaison: Paul Mitchell
- D. Lake Advisory: Andy Spotswood
- E. Lake Club: TBD
- F. STARS: Linda Costanzo/Louise Wilkinson
- G. Aero Club: Gene Evans
- H. Equestrian: Bud Vann

11. CONSENT AGENDA

Items under the consent calendar are considered routine and will be approved by one vote. An asterisk indicates consent agenda items. (*)

- A. *Motion to approve renewal of contract with Clean Lakes for 2013 Aquatic Vegetation Control Proposal of inspections and treatment of lakes; not to exceed \$47,035.00. Funding from Operating Account. (Same as 2012; billed from May – September at \$9,407.00/mo.) **Motion by Director Vais**

12. OLD BUSINESS:

- A. Motion to approve full PEO contract with Teamwork HR; provides HR support to Management and Staff, provide lower-cost Workers Comp Coverage and remove current per house expenses. Currently provide Benefits and Payroll. **Motion by Director Wilkinson**

13. NEW BUSINESS:

- A. Motion to approve location for new Archery Range as per presentation by Rob Judy & Bob Johnson. **Motion by Director Moore**
- B. Motion to approve the development of Edgewater Park, by the Garden Club as presented. Garden Club to pay for majority of Park (\$2,825+ plant expense) and develop over a 2 year period. Park will double as AC tool to educate Members on native, Mediterranean plants suited for our climate zone, in effort to meet 20% reduction mandate from State of California by 2020. POA to assist with holes, meter, fence and drainage, not to exceed \$2,550 incl. Labor. Funds from Operating Account. **Motion by Director Reese**
- C. Motion to approve a review of the POA Insurance by Greg Balkovek for recommendations, comments and schedule of cost comparison of the increase in costs, if any, for the upcoming July 1 renewal date. **Motion by Director Wilkinson**

- D. Motion to approve the third quarter transfer of \$149,257 from the operating account to the CFRA operating account and \$31,250 from the operating account to the Lake Club reserve account.
Motion by Director Vais
- E. Motion to approve the Browning Reserve Study for 2013/2014.
Motion by Director Vais
- F. Motion to approve the LCPOA budget for 2013/2014 as recommended by the Budget/Finance committee.
Motion by Director Vais
- G. Motion to approve Vendor and contract for a new POA copy machine. Bid request sent, 5 yr. contract requested and only 3 responded: Coastal Business Systems (CBS), Ray Morgan Co. (RMC), and Rhino Business Systems (RBS). CBS – best overall value @ \$542.12+TX/mo.; RMC – current vendor; no specs; (color pay as you go) @ \$637.27+TX/mo. and RBS - @ \$655+TX/mo. inferior machine to others. Current contract expires May 30, 2013 @ \$837.83; all provide savings to current expense and eliminate a \$25,000 burden in the CFRA. Selection to be funded by Operating Account.
Motion by Director Vais
- H. Motion to approve proposal for Management Tools from M&C Association Mgmt. Svcs. Offers discounting to all Members through Associa Advantage network. Provide an emergency/safety broadcast system to communicate with all or a select group of Members. Tools provide software and mobile tablets for both Maintenance Tracking (produces service requests; tracking and reporting) and Compliance enforcement (produces violation letters and pictures, with tracking of multi-offenders, progress and reporting). In addition, Management receives a mobile tablet that oversees both Maintenance & Compliance's software, while providing a superior time management tool to the GM. Not to exceed \$900.00/mo. Funds from Operating Account.
Motion by Director Moore
- I. Motion to approve renewal of annual agreement for the 2013/14 fiscal year with Associated Engineering.
Motion by Director Wilkinson
- J. Motion to approve renewal of annual agreement for the 2013/14 fiscal year with Semingson Architects.
Motion by Director Wilkinson
- H. Motion to replace existing Lake California dock at the boat ramp, as recommended by the Lake Advisory Committee due to life/safety concerns; replace with reserve dock currently located at Corp Yard.
Motion by Director Vais

14. **OPEN FORUM**

15. **TIME AND PLACE OF NEXT MEETING:**

10:00 a.m. May 4, 2013 – Lake Club. ANNUAL MEETING
7:00 p.m. May 21, 2013 – Lake Club

16. **MEETING ADJOURNED**