



Canyon Lakes Property Owners Association Board Meeting
December 12, 2017

Board members present were Patty Aoyama, Ruth Beckmann, Emma Mercado, John Scheer, Wendy Simpson, Todd Sprong, Gary Wemhoff and Jodi Landefeld. Not present were Steve Crow, Jerry Martin, David Griffith and Gene Schreckhise.

Todd Sprong called the meeting to order at 7:00pm.

Meeting:

Andy ??? was observing the meeting and is a resident of the Canyon Lakes condominiums by the golf course.

Minutes from the monthly Board meeting held on November 14, 2017 were reviewed. A motion was made to approve the November meeting minutes by Gary Wemhoff, seconded by Patty Aoyama and carried.

Financial statements from November were reviewed with no changes. A motion was made to approve the financials by Emma Mercado seconded by Wendy Simpson and carried.

Todd Sprong gave the President's report. Todd told the Board Padilla Masonry has completed the first phase of replacing the wooden fence with the masonry block wall on 27th Avenue. Todd told the Board he has been working closely with Carrie Brittain to sell the old fence boards and poles off Craig's List. Todd said it was a nightmare getting the masonry fence installed along 27th Avenue as there were many issues dealing with Top Tree to remove trees and roots on the CLPOA property line, home owners and the weather. The Board talked about having a letter included in the annual meeting mailing with the expectations for property owners for the next phases of fence replacement as well as expectations for the new masonry wall.

John Scheer gave the ARC report. John said the ARC submittals for November have been completed and were routine. John told the Board with it being fall; ARC has been pretty quiet with submittals. John and Todd will check on the roof in Loden Greens that Pratt Construction will be painting to change the black roofing shingle to weathered wood color.

Gary Wemhoff gave the landscape report. Gary told the Board Heritage is almost completed with additional cleanup and trimming for the fall, Heritage removed plants from the islands along Hildebrand and Canyon Lakes Drive and are planting new smaller plants for their replacements. Gary is working with Heritage on what to do with the river rock in the islands along Canyon Lakes Drive.

Patty gave the CC&R report. Patty said she and Jen are continuing to monitor the community and give out Friendly Reminders to residents who are in violation of the Rules and Regulations. Patty said they have sent out a few certified Letters to residents who are not complying with and ignoring the Friendly Reminders. Emma asked how long the garbage cans have been left out when given a Friendly Reminder;

Patty said it is usually a couple of days after trash day. Patty will email the property owner who complained about the willow trees on Canyon Lakes Drive explaining this is a neighbor to neighbor issue and no Rules and Regulations of the Community have been violated.

Jodi Landefeld gave the Long-Range Planning report. Jodi will transfer funds from the fence board resale from the Money Market account into the Long Range Planning account. Jodi asked Ruth how we are doing with funds from the Long Range projects for 2017. Gary said he would like to see the left over funds put toward the masonry fence project and get more of the masonry wall completed in 2018. Todd said if we begin replacing the wooden fence with the masonry wall along Olson Street, the large pine trees near the fence will need to be removed. Gary will get bids for the tree removal along the Olson Street wooden fence.

Ruth Beckmann gave the Treasurer's report. Ruth told the Board the financials are in order.

Jodi Landefeld gave the Manager's report. Jodi reviewed the November action items and said the computer is on order and should be changed over by next week. Jodi told the Board the December newsletter is completed and mailed; she is working on the 2018 assessment mailing as well as the annual meeting mailing. Jodi said she will be changing over the files from 2017 to 2018. Jodi told the Board the home owners' records are in a very old data base and will investigate better/newer ways to keep the home owners records. Todd suggested she talk with David as he may have some experience with this. Emma will talk with a friend of hers who is very tech savvy and may have some helpful information.

In other business a motion was made to ratify the 2018 budget as written by Gary Wemhoff and seconded by Patty Aoyama. Todd will be gone for the January 2018 meeting and Gary and Patty will help run the meeting. Jodi told the Board the annual meeting is scheduled for February 13, 2018 at 7:00pm at the Canyon Lakes Golf Course. The Board thanked Wendy Simpson for serving as a Board member and appreciates all her commitment for our neighborhood. Patty and Emma are looking into the Neighborhood Watch for Canyon Lakes. Emma told the Board she has seen the extra traffic patrols by KPD in Canyon Lakes!

The meeting was adjourned at 7:50 pm

Action Item List

November 14, 2017

1. ARC to monitor dust/debris on new construction lots – On going
2. Jerry to work with City manager on radar speed signs – On going
3. Gary to contact Mike at Heritage on landscaping issues – On going
4. Jerry to invite neighborhood watch visitor – On going
5. Landscaping Committee to meet to discuss S. Hill Common Area landscaping – On going
6. Gary to contact Top Tree about the willow trees at 501 CLD - Completed
7. Jodi to contact Craig Walker to record the 2 revised Rules – On going
8. Jerry to investigate paint for black roofing shingles – On going
9. CC&R to investigate 43rd Avenue lot – On going
10. Todd to meet with Craig Walker on speed radar sign license agreement – On going

Action Item List
December 12, 2017

1. ARC to monitor dust/debris on new construction lots
2. Jerry to work with City manager on radar speed signs
3. Gary to contact Mike at Heritage on landscaping issues
4. Jerry to invite neighborhood watch visitor
5. Landscaping Committee to meet to discuss S. Hill Common Area landscaping
6. Patty to contact property owner about the willow trees at 501 CLD
7. Jodi to contact Craig Walker to record the 2 revised Rules
8. Jerry to investigate paint for black roofing shingles
9. CC&R to investigate 43rd Avenue lot
10. Todd to meet with Craig Walker on speed radar sign license agreement
11. Jodi to transfer funds before the end of the year
12. John & Todd to investigate the black roof in Loden Greens
13. Jodi to get new computer changed over and look into HOA record keeping