



Canyon Lakes Property Owners Association Board Meeting
September 13, 2022

The meeting was called to order at 7:00 P.M. by John Scheer at the Villas clubhouse.

Attendance: Patty Aoyama, Ruth Beckmann, Jerry Campbell, Dave Holden, Reid Klei, Emma Mercado, Dave Ottley, John Scheer, Chris Winkley, and Jodi Landefeld. Not in attendance: Karen Shelstad

John called for an executive meeting at 8 pm; the general meeting will be held from 7-8 pm

Guests: April Stone, Glenn Gaboury, and Mr. & Mrs. Stottlemire were in attendance at the meeting.

Meeting:

Minutes from the general monthly meeting held on August 9, 2022, were reviewed. A motion was made to approve the August minutes by Emma Mercado, seconded by Patty Aoyama, and approved.

Financial statements from August 2022 were reviewed. A motion was made to approve the financials by Chris Winkley, seconded by Patty Aoyama, and carried.

President's Report: John Scheer gave the President's report. John told the board Jodi is retiring and the executive committee has been investigating potential new hires. John will discuss this further in the executive meeting at 8 pm.

ARC Report: Dave Ottley gave the ARC report. Dave apologized his report was not in the board packets as he was on vacation. Dave sent the board his report on Sunday night for review. Dave told the board the website version of the paint form now matches the WORD paint form and will be much easier for the ARC committee to review. Dave said the letter written by Craig Walker, CLPOA lawyer, to the homeowner at 1206 CLD letter will be mailed this week in regards to the black painted stone. Jodi to follow up with Craig Walker on the plywood fencing retaining wall on Canyon Lakes Drive that is in violation. Dave will draft a letter for the homeowners at 3612 S. Johnson Street about their non-compliance with the city ordinance regarding their hedge blocking the vision of the street. Jodi told the group that the letter from our lawyer to the same homeowner has been sent telling them to move their boat that can be seen from the street. John went on to explain how the CCR process as well as the legal process works to the visitors.

Landscape Report: John Scheer gave the landscaping report. John told the board he included in the board packets his report that asks the board to choose from the 4 types of trees that will be planted along 27th Avenue. The city demanded the HOA plant the trees as 27th Avenue is in non-compliance with the city ordinance. John said the trees will be planted 40' apart. John met with KID on the lining of the canal easement on 36th Avenue; KID wants to build a road on CLPOA's common area. The lining of the canal easement on 36th Avenue will affect part of the CLPOA masonry wall on Ely Street and will have to be removed. John said the lining of the canal will also impact a CLPOA homeowner's masonry wall; John submitted a letter to KID requesting the homeowner's wall be left in place. John told the board KID is asking CLPOA to file a quick claim deed for the CLPOA's common area. Dave O. asked John to speak with

the 4 homeowners about the KID easement and CLPOA's common area property behind each homeowner's house.

CC&R Report: Patty Aoyama gave the CC&R report. Patty told the board she has lots of boats, trailers, and RV issues she and Emma have been dealing with. The CCR committee is working with an associate of Craig Walker, Justine Koehle, who is writing letters on CLPOA's behalf to homeowners that are in repeated violations of the Rules and Regulations.

Long Range Planning: Reid Keil will meet with Jodi next week to discuss the long-range planning. John will call Karen to discuss her intentions of being a board member.

Secretary Report: Emma Mercado did not have any items for the Secretary report.

Financial Report: Ruth Beckmann gave the financial report. Ruth told the board the financials are all in order.

Manager's Report: Jodi Landefeld gave the Manager's report. Jodi gave the data from the survey she has been compiling. A motion was made to serve a Summons and Complaint for Collection of Assessments on those homeowners who remain in default by Chris Winkley, seconded by Emma Mercado and carried. Jodi asked the board to submit articles for the September newsletter by September 23, 2022; Jodi to include a flyer on the survey results. Jodi to include the hiring new manager in the newsletter.

New Business: None as time ran out and the board moved to the executive meeting.

Meeting adjourned at 8:00 pm

Action Items
August 9, 2022

1. John to contact Mitch Marrott on Irby Street and Loden Greens monument repairs – August 31, 2022 - ongoing
2. Jodi to meet with Karen for new board member training – by September 1, 2022 - ongoing
3. Board on 47th Court – Craig Walker to contact Asmus lawyer – ongoing
4. John to update the Board on Kim Ouren's lawsuit – hearing scheduled for October 21, 2022
5. Board continues to review revised master documents – Craig Walker to review – we are under his timeline - ongoing
6. Jodi to meet with Reid and Karen on long-range planning – on going
7. John to contact Craig Walker on the plywood fencing issue – ongoing

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2. John to contact Karen to see her intentions as a board member
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5. Board continues to review revised master documents – Craig Walker to review – we are under his timeline
6. Jodi to meet with Reid and Karen on the long-range planning week of September 19, 2022
7. Jodi to contact Craig Walker on the plywood fencing issue