



**Canyon Lakes Property Owners Association**  
**BOARD MEETING MINUTES**  
**July 14, 2026**

**1. Call to Order**

The meeting was called to order at 6:30 p.m. by President Patricia Irving. The meeting was held at the Villas Clubhouse at Canyon Lakes.

**2. Roll Call**

Board members present: Patricia Irving, Paul Roberts, Jerry Campbell, Doug Hester, Matt Purcell, Emma Mercado, Alicia Mercado, Jeff Jacobs, Karla Palmer, Anne Eerkes, Patty Kopp, and Devin Ludstrom.

Visitors: MaryKay Edwards

**3. Establishment of Quorum**

A quorum was established.

**4. Community Forum**

There were no community member requests to make comments during the forum.

**5. Approval of Agenda**

Matt Purcell made a motion to approve the updated meeting agenda, Patty Kopp seconded. The motion passed. (11) approved, (0) opposed, (0) abstained.

**6. Approval of June Meeting Minutes**

Emma Mercado made a motion to approve the June meeting minutes. Anne Eerkes seconded. The motion passed. (11) approved, (0) opposed, (0) abstained.

**7. Officer, Manager, and Committees**

Monthly reports prepared by the Manager, Officers, and Committee Chairs were reviewed and discussed.

**8. Sub-Committee and Ad Hoc Committee**

Monthly reports prepared by Sub-Committee and Ad Hoc Committee Chairs were reviewed and discussed.

**9. Old Business**

Manager Devin Lundstrom gave an Insurance Policy Update. She stated that new insurance quotes are expected to be received within the next week. Once all quotes have been reviewed, they will be discussed and presented to the Board at the next scheduled meeting.

## **10. New Business**

The Long-Range Planning Committee reported that it prepared a request for proposal (RFP) that was distributed to six companies. The RFP is for the construction of a shaded and landscaped seating area in Volunteer Park. The proposed area will be located off the main sidewalk along Canyon Lakes Drive. The project is intended to create an inviting place where residents can relax, enjoy the park, or read a book. The Little Library will be incorporated into the design. The target project budget of \$16,000 is within the Long-Range Planning Committee's 2026 annual budget. Proposals are due July 21st and will be provided to the Board for approval in advance of the next meeting.

The draft Resolution R-2026-09 regarding newsletter advertising and rates was presented to the Board for discussion. The Board discussed the proposal; however, no motion was made to approve the resolution, and no vote was taken.

Patty Kopp made a motion to approve the Resolution R-2026-10, Rules & Regulations Enforcement Committee Charter. Karla Palmer seconded. The motion passed. (8) approved, (3) opposed, (0) abstained.

Paul Roberts made a motion to approve the Resolution R-2026-11, Landscaping Committee Charter. Jerry Campbell seconded. The motion passed. (11) approved, (0) opposed, (0) abstained.

Matt Purcell made a motion to approve Temporary Accommodation for RVs, Campers, Trailers, and Boats due to the resurfacing project taking place at the storage facility located at Regency Canyon Lakes. The temporary accommodation is granted for the dates of July 19-26, 2026, to those homeowners who normally park their recreational vehicles at the facility. Anne Eerkes seconded. The motion passed; (10) approved, (1) opposed, (0) abstained.

Patricia Irving presented an initiative for enforcing home business registration compliance. The initiative was reviewed and discussed and will be addressed in the future after further revision.

## **11. Executive Session**

At 9:00 pm the President temporarily adjourned the regular meeting to hold an executive session to discuss a personnel issue.

## **12. Regular Meeting Reconvened**

The meeting was reconvened at 9:40 pm.

Matt Purcell made a motion to approve a compensation adjustment to the CLPOA Manager's salary. Patty Kopp seconded. The motion passed. (11) approved, (0) opposed, (0) abstained.

## **11. Adjournment**

Jerry Campbell made a motion to adjourn the meeting. Jeff Jacobs seconded. The motion passed. (11) approved, (0) opposed, (0) abstained.

The meeting was adjourned at 9:45 p.m.