

Lake Almanor Pines I & II Property Owner's Association Annual Meeting Minutes - July 11, 2015

The meeting was held at Tantardino's Restaurant on July 11, 2015 at 1:00 p.m.

Attendees:

Martin Back
Larry and Joan Larson
Chuck and Kathy Deiner
Carl and Mary Deveny
Steve and Michele Brothers
Caryn Schulman
Fran and Pete Moale
Steve Gibson
Bob Lerch

President, Martin Back, called the meeting to order and announced that Treasurer John Larsen was out of town and therefore, Secretary, Caryn Schulman would be giving the Treasury report.

Treasury Report:

Beginning Balance 3/4/2015.....	\$10,332.27
Paper, Stamps, dues notice supplies.....	134.88
Dues Deposit	225.00
Ending Balance...7/11/2015.....	\$10,422.39

President, Martin Back called the meeting to order and announced that Caryn Schulman would read the Treasury Report.

Agenda

Lake Almanor Property Owners Pines Property Owners Association By-Laws

Larry Larson went over the official bylaws of the Association.

LAPPOA ARTICLES OF INCORPORATION

Article V – The number of Directors of this corporation shall be seven (7) and shall be elected by the members of this corporation from its membership. We are currently in violation of this.

Bylaws of LAPPOA

Article II

Section 4 - 1. Section 4 - Fees and Assessments - Initial membership fee is to be \$25.00. The annual membership assessment is to be \$10.00 commencing January 1st and ending December 31st of each year. We are in violation.

2. Section 7 – Quorum – The members holding fifty-one percent (51%) of the votes that maybe cast at any meeting shall constitute a quorum at such a meeting. We can never get this kind of attendance.

3. Section 7a - Proxies - At any meeting of members, a member entitled to vote may vote by proxy executed in writing by the member or by their duly authorized attorney-in-fact. No proxy shall be valid after eleven (11) months from the date of execution, unless otherwise provided in the proxy.

Note: One way to deal with this is to include in our annual meeting announcement letter a box where they could check if they want the Board of Directors to have their proxy.

Article III

1. Section 6 – Tenure of Office

All Directors shall be elected on the basis of one (1) , two (2) and three (3) year terms. All Directors shall be members in good standing of the corporation.

ARTICLE IV

1. Section 1 – Officers

The Officers of the corporation shall be a President, one or more Vice Presidents, a Secretary, and a Treasurer, all of whom shall be elected members of the Board of Directors

2. Section 5 - President

He shall sign all documents and co-sign all checks drawn by the corporation. (Are we in compliance with this?)

3. Section 9 – Secretary

The Secretary shall co-sign all official documents of the corporation with the President. Shall also maintain a master file of all official corporation documents to include all financial documents. Note: Are we in compliance with this?

4. Section 10 – Treasurer

The Treasurer shall keep and maintain adequate and correct accounts of the properties and business transactions of the corporation, including accounts of its assets, liabilities, receipts and disbursements. The Treasurer shall co-sign all checks drawn by the corporation along with the President. Note: Are we in compliance with this?

ARTICLE VI – Miscellaneous

5. Section 1 Records

The corporation shall keep correct and complete books and records of accounts and proceedings of the corporation and shall be kept at the principal office (Secretary). Along with records giving the names and addresses of the members. All books and records may be inspected by any member or their agent for any proper purpose at any reasonable time. Note: To me I would recommend that the Secretary be our centralized locations for all records to include all financial statements.

Dumpster

The vote was unanimous to have a dumpster in the neighborhood. The dumpster was ordered by Martin Back for the week of September 4 through September 10. It was also decided that the dumpster would only be used by dues paying members of the association. The dumpster was placed at the top of Ponderosa Drive and was a success.

Web Page

Steve Brothers volunteered to create a Web Page for the Almanor Pines. Steve worked with Ron Jones to create a nice website for the association to use. The website is still under construction, but looking real nice! Please feel free to take a look <http://almanorpines.com/>.

Block Party

A neighborhood block party was suggested and unanimously voted in. Steve Brothers volunteered to help with the organization of the block party for all members to attend instead of having lunch at Tantardinos.

Officers

President Martin Back asked if anyone was interested in volunteering for the duties of any officer. No one was interested. Martin asked if all current officers in attendance would agree to be in office for another year, all officers agreed.

Board of Directors

To solve the violation of Article V of the Articles of Incorporation three new board members were nominated and elected. They include Kathy Deiner, Carl Deveny and Steve Brothers.

Current Officers

President – Martin Back

Vice President – Larry Larson

Treasurer – John Larsen

Secretary – Caryn Schulman

Board Member- Kathy Deiner

Board Member- Carl Deveny

Board Member- Steve Brothers

The meeting was adjourned at 2:30 p.m.