

**Minutes of the Lake Arrowhead Property Owners Association  
Board of Director's Meeting  
February 4, 2023**

Meeting was called to order by President Carolyn Wright at 9:10 a.m. in Lancaster Hall.

**Attendance:** *Present:* Carolyn Wright, Paul Cutting, Katie Warner, Dan Burroughs, Nicole Burroughs, Dave Johnston, Tom Rozycki and Cynthia Huyghe. *Present via telecommunications:* Judy Race, Dana Stubli, Jeff "Fango" Kennedy, Gary Smith and Ron Race Sr. *Absent:* Ron Race Jr. Magdalena Sinatra and Katie Swank were present; all other contractors were excused.

**Open Floor:**

Katie Swank addressed the board regarding current policies regarding raising chickens for educational opportunities for her sons.

**Minutes:** *A motion by Ron Sr. to approve the minutes of the December 3<sup>rd</sup> 2022 board meeting as amended with corrections was made, and seconded by Dan. Motion carried unanimously.*

**Officer Reports Given:**

**President & Treasurer**

**Financial Report:** Total cash in checking and savings: \$189,327.32. **Budget:** Proposed budget was discussed; noteworthy changes include increasing money for legal expenses, office supplies/server, gas for heating, pool maintenance, labor for roads, insurance and campground gas/heating; decreasing in website, road improvement (because we went over in 2022), parks & lakes & campground office support. Correction to CG electrical – Other with regards to having the \$20,000 listed twice, and bringing the total campground expenses to \$46,850.

*A Motion by Tom to accept the financial report was made and seconded by Dan. Motion carries unanimously.*

Budget will be voted on after other reports and business. Added note: whatever is left during 2022-2023 operating year will be funneled into roads improvement budget.

**Committee reports Given:**

**Building Maintenance; Campground:** *Motion by Paul to change verbiage of annual campground contract by adding the following: "If your association dues and annual campground fees are not paid and received by May 15<sup>th</sup>, you will be charged the daily camping fee for up to 7 days. After the 7 days your annual campground site will be forfeited and equipment will be removed at owner's expense," an initial area, and changing the following paragraph from 30 to 7 days pending approval by our lawyer was made and seconded by Ron. Motion carries unanimously.*

*Motion by Katie to raise annual campsite fees from \$850 to \$900 effective for the 2023 camping season was made and seconded by Dan. Roll call vote was requested by Judy. Motion failed with 5 in favor (Dan, Dave, Dana, Katie & Carolyn), 7 opposed (Paul, Cynthia, Fango, Ron Sr., Judy, Tom & Gary), and 1 abstention (Nicole).*

**Collections; Environment and zoning:** Need to engage with health department regarding a member illegally camping on his lot. **Forestry:** Total to date for both forestry project received is \$34,516.70. Clean-up is ongoing. **Long-range planning; Minerals and Gas Wells; Parks, Lakes and Safety:** Continue to use budget for smaller projects, but research and plan out mooring area material and expenses and new entrance sign. **Pool; Roads, Grounds, & Equipment:** New committee formed for truck replacement. **Roads Improvement:** Committee reformed to prioritize 2023 projects.

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Dana left the meeting at 12:40pm.

Dave left meeting at 12:58pm.

With roads improvement/capital investments projects in mind, an idea of investing a portion of the reserve fund into a short-term high yield CD to earn interest was suggested. *Motion by Judy to move \$100,000 from the reserve fund to put into a bank CD for approximately 7 months at a rate of approximately 3.5% was made and 2<sup>nd</sup> by Paul. Motion carries unanimously.*

**Security Cameras; Social; Webmaster, Communication & Technology:** March newsletter inputs needed.

*Motion to approve proposed budget as presented was made by Paul and seconded by Nicole. Motion carries unanimously.*

**Unfinished business:**

**Employee vs Contractor:** *Motion by Paul to convert the current active contractors to employees effective April 1<sup>st</sup> with the committee continuing to fulfill the requirements of being an employer was made and seconded by Judy. Roll call vote was requested by Judy. Motion passes with 7 in favor (Dan, Nicole, Paul, Cynthia, Ron Sr., Judy, & Gary) 3 opposed (Fango, Katie & Carolyn), and 1 abstention (Tom).*

*Motion by Katie to adjourn was made and seconded by Tom. Motion carries unanimously.*

**Adjournment:** At 2:35 p.m. Carolyn called the meeting adjourned.

Minutes submitted by Katie Warner, LAPOA Secretary

**\*\*Note:** After meeting was adjourned, Carolyn Wright verbally resigned, effective immediately.