

# Draft ASAOA Meeting Minutes

July 5, 2023

A meeting of the ASAOA board of directors was held at 10:30 am on July 5, 2023. The following directors were present. Bill Brooks, Roger Hoh, and Howard Pincus.

Davis Stirling requires that the minutes from the previous meeting be read. All attending members agreed that they considered the emailed draft minutes that were received shortly after the last meeting as satisfying this requirement. There was strong unanimous opinion that a reading of the minutes that they have already seen not be done. The Board concurred and approved the minutes from the last meeting.

Following a motion by Roger Hoh, the Board voted to approve the deannexation of Lot S48 owned by Mr. Chad Lahue. This will be put to a vote of the membership in accordance with the approved Election Rules document and CC&Rs.

Following a motion by Bill Brooks, the Board voted to approve CC&R Amendment #2 as prepared by our attorney Mr. Jeff Bordelon. This will be put to a vote of the membership in accordance with the approved Election Rules document and the ASAOA CC&Rs. CC&R Amendment #2 extends Cherokee Road from its current south termination at the border of lot 10, so that it crosses Area H (on lot 10) to the runway. This is consistent with common usage by all members as a second means to access the runway from Norlene Way. While this usage is common, it is technically trespassing across lot 10. In turn for legalizing this runway access routing, the association agrees to maintain the newly defined Cherokee Road.

The attorney (Michael Vinding) for the plaintiff/ASAOA-member in two ongoing lawsuits against the association has sent a letter requesting that the CC&R amendment be delayed until those lawsuits are resolved. Mr. Vinding asserts that the Board must determine the financial impact of accepting responsibility for maintenance of the roadway, that an independent opinion of the necessary reserve be obtained from their expert, and that the current reserve is underfunded. The Board noted that a Survey Monkey vote taken in December 2021 showed that the membership was favor of the CC&R revision (29 yea, 7 nay), including acceptance of roadway maintenance costs. Furthermore, estimates by two paving contractors form the basis for funding the reserve which is on track to accomplish the repairs when needed (estimated by the contractors to be between three and five years). On that basis, the Board is in favor of going ahead with the revision, pending approval of our (three) attorneys. All present were in agreement. The Board agreed that it would make sense to conduct a survey (via Survey Monkey) to ensure that this action continues to be consistent with the opinions of the majority of the membership.

Following a motion by Howard Pincus, the Board voted to hire a contractor to accomplish weed whacking in areas that cannot be reached by our volunteers. This is felt to be necessary to minimize exposure to fire in the common areas.

The inspector of elections for the upcoming votes is Chris Henslee. If Mr. Henslee is unable to accomplish that function, Tom McConnell and Jim Barrilleaux offered to accomplish that function.

The meeting was adjourned at 11:30 am.