

Palmer Lake Beach Club Inc.

Board Meeting Minutes

January 27th, 2022, 7:00pm

South Beach Offices

1. **Call to order:** 7:06pm
2. **Roll Call:** Jeffery Prestage, 1st VP; Johnathan Lund, Board Alt; Sarah Watkins, Secretary; Kim Hunsaker, 2nd VP; Dolores "Dee" Starr, Treasurer; Rosa Velder, Opns Mgr; Robert "Bob" Perry, President.
3. **President Comments:**
 - a. Agenda review and ask for changes.
 - b. Review of the meeting minutes from the 2021-11-11 Board Meeting. Delores Starr made the motion to accept the minutes, Jeffery Prestage seconded the motion. There was no discussion, and the vote was unanimous.
 - c. Bob discussed a website update of Christmas decorations contest, Kim will send him the images & details.
 - d. Bylaw changes were discussed in detail including addressing covenant regarding firearms. Bob agreed to circulate the final draft for approval prior to it becoming part of the package mailed to members for the spring general membership meeting.
4. **Secretary/Operations Manager:**
 - a. Discussions of general correspondence and communications. No significant or unusual communications took place.
5. **Dee Starr discussed the Audit Committee Schedule:** She will plan for the 12th or 19th of February.
6. **Dee Starr discussed the Budget Committee Schedule:** She will plan for the 12th or the 19th of February
7. **Discussion of Spring 2022 General Member Meeting Plan:** Bob led the discussion, and after some review, the Board unanimously agreed as follows:
 - a. The February Board Meeting will be held on February 15th at 7:00pm at PLBC Offices.
 - b. The Stuffing Party for the meeting notices will be held at Bob's house on March 1st, starting at 6:30pm. Rosa will research to determine if we can get the packets printed and folded, and perhaps even stuffed to reduce the workload at the stuffing party. Notices would be mailed the next day.
 - c. The March Board Meeting will be held on March 24th at 7:00pm at PLBC Offices.
 - d. The Spring 2020 General Member Meeting will be held on April 2nd, 2022 at 10:00am to 12:00noon. It will be held via Zoom, and Board members will be on site in the offices.
 - e. The required Board Meeting after the General Member Meeting will be held on Tuesday, April 12th at 7:00pm at PLBC Offices.
8. **Treasurer/Rosa Velder (Bookkeeper/Opns Mgr):** Dee with the assistance of Rosa reviewed the monthly financial report. There were no questions, and after review, Sarah made the motion we accept the report, Kim seconded the motion. There was no discussion and the vote was unanimous.
9. **New Business:**
 - a. Contractor update: Bob provided an update on the construction for the beaches and security, and noted that the contract has been signed, and construction should begin in the next few weeks.
10. **Executive Session:** In executive session the Board discussed property compliance issues, and as a result of the discussions, approved the following actions:

- a. **1704 194th Ave SW:** Impose the \$5,000 fine from the November 13th notification and issue a new non-compliance notification with 30 days to cure or the possible imposition of another \$5,000 fine.
- b. **2215 197th Ave SW:** Impose the \$3,500 fine from the November 13th notification and issue a new non-compliance notification with 30 days to cure or the possible imposition of a \$3,000 fine.
- c. **19214 21st St NW:** Last notice was November 12th, and some substantial progress has been made to attain compliance. We will provide an additional 30 days from the date of a new letter to complete compliance work or the possible imposition of the \$3,000 fine contemplated in the November 12th notice.
- d. **1908 197th Ave SW:** Impose the fine of \$3,000 from the November 12th notice and issue a new non-compliance notification with 30 days to cure, or the possible imposition of a \$4,000 fine.
- e. **2512 197th Ave SW:** Impose the fine of \$3,000 from the November 12th notice and issue a new non-compliance notification with 30 days to cure, or the possible imposition of a \$3,500 fine.
- f. **2224 194th Ave SW:** Property will be checked after cure period ends February 13th, 2022.
- g. **2021 Lake Drive SW:** Impose the fine of \$2,500 from the November 12th notice and issue a new non-compliance notification with 30 days to cure, or the possible imposition of a \$4,000 fine.
- h. **19511 28th St SW:** Impose the \$2,000 fine from the September 6 notice and issue a new non-compliance notification with 30 days to cure, or the possible imposition of a \$3,000 fine.
- i. **19212 24th St SW:** Impose the \$2,500 fine from the November 13th notice and issue a new non-compliance notification with 30 days to cure, of the possible imposition of a \$3,000 fine.
- j. **19534 18th St SW:** Issue a notification of non-compliance with 30 days to cure and the possible imposition of a \$2,500 fine if not cured.

11. Next Board Meeting: February 15 due to Board Members travel.

12. Adjourned: 9:03pm.