**2022 MMMWCO#1 GENERAL STOCKHOLDERS MEETING MINUTES**

July 16, 2022 -11:00 a.m. - Steve and Melinda Henry’s cabin 241626 Dinkey Creek Rd

Debra Yakligian (DY) called to order 11:13 a.m. and introduced the Board.

Debra Yakligian DY - President Pete Moe - Secretary

Anna Marie Di Falco AD - Water Director

Pete Filippi PF - Board Member Ed Horanic EH - Board Member

Harris Hays HH - Water Director Assistant - excused for travel

Jeff Boatman JB - Treasurer - excused for contracting COVID

DY – A BIG THANK YOU to Steve and Melinda for hosting this year's meeting.

DY - The Dibble and Rowe cabin were sold within our 2021-2022 fiscal year. Introduction of the new owners: Timothy O’Neill (Rowe) and Ruben Rojas + Denny Pettyjohn (Dibble).

AD - Remembrance of Claire Zylka

Dy - Roll call taken, 22.5 LOT stockholders present. We need a quorum of 20% of voting lots; 20% of 61 lots is12.2 votes. We have 22.5 stockholders present + 7.5 proxies = 30 shares represented, we have a quorum.

DY - Review of 2021 minutes, motion by Harvey Boganwright, second by AD. Motion to accept, voice by majority ‘Aye’.

DY - Website reminder - [MMMWCO1.com](http://mmmwco1.com/)

PF - per AB54, BOD’s need to improve their Board continuity. At our last year’s GS meeting it was discussed and agreed upon by all that we needed to move forward with their recommendations. To enact we will vote on the proposed bylaws amendments today, and an election by ballot after the vote which will consist of 2 year terms for three Board members, and the four remaining board members will be elected for 4 year terms. At the end of the 2 year terms, all Board members will then revert to 4 year terms. Motion for change in bylaws by David Ewell, seconded by Steve Henry. Voice vote to accept - unanimous, no ‘no’ votes.

PF – handed out ballots for all in attendance, AD and EH counted votes.

EH -Announced ballot tally; 2 year term Board members elected are Pete Moe, Ed Horanic, and Steve Henry. Our 4 year term Board members elected are Debra Yakligian, Jeff Boatman, Anna Marie Di Falco, Pete Filippi. A “BIG THANK YOU” to Harris Hays for his years of serving on the board!

PM - Our used 8 KWH GENERAC generator with a new 200 amp transfer switch is being offered for sale to all Stockholders. We will send out an email stating the minimum bid required and asking the stockholder to state their maximum bid as well; a date deadline will be given to return their bids. These bids will be emailed to Pete Moe: moefamily1@sbcglobal.net

DY - Well #1 (‘Judd’ well) pump house needs repairs, items to be repaired discussed, will get bids for the work.

PF – Financials: we have had to delay many of the Phase 3 major maintenance projects that were scheduled for the last two years ago due to Covid. We were able to get the work completed last year and this year, and as a result the financials revenue sheets you were emailed appear to show a $14,000 deficit, that is not the case we are in good shape and have reserves. We don’t see the need to raise the annual water / snow removal fee this year.

DY - All phase 3 major infrastructure projects are now complete.

DY - Annual bills will be sent out August 1st, and there will be a 60 day grace period. If the postmarked deadline information detailed on the invoice has not been met, there will be a fine assessed in addition to the annual fee, and termination of the water services will begin with all costs incurred being the full responsibility the stockholder.

DY - Proposed next stockholder meeting to be Saturday, July 22nd, 2023 at 11:00 a.m. - Jim Pittman made motion to accept, Sheila Larson second - all in favor.

DY – stockholders voice vote to have a potluck after the 2023 General Stockholders meeting was a unanimous ‘Yes’. DY asked stockholders who will host next year’s potluck, no volunteers – at this time we do not know if we will have a 2023 luncheon.

DY - Water + Noise: we have had three consecutive years of drought. DY discussed what is and isn’t allowed (e.g. no washing cars, or open sprinklers, etc.). DY has received complaints from multiple cabin owners of excessive late night noise and excessive numbers of people at some of our cabins. The noise coming from these cabins has continued until very very LATE in the night (2:00 am). Please be a GOOD NEIGHBOR and be cognizant of these things. If you are renting out your cabin please remind your renters that there is quiet time after 10:00 p.m. (Fresno County ordinance). In addition some members who are renting out their cabins may not be aware of the amount of people that are at their cabins.

DY – Please be mindful when turning your water mains on and off, especially during the winter season. Water Manager Michael McClellan discovered a large break in a cabin water line this winter, but had a hard time finding the water main so he could turn it off due to the heavy snow accumulation. We are moving forward with installing 7’ metal stakes at all water mains in order to expedite locating the water mains. Rich Conley said there are electronic devices that you can access with an app that will mark the main. EH will look into the devices/prices/suitability.

DY - Any more questions comments? No comments or questions from stockholders.

Meeting adjourned at 11:51 a.m.