

California Pines Property Owners' Association

Board of Directors Meeting

August 21, 2019

The meeting, held at California Pines, was called to order by President Dave Lake at 8:55 am. Board members present were Richard Mund, Dave Lake, Bob Cunningham, Larry Quigley and Dan Brooks. Absent were Jodi Frey and Jim Niemiec.

The minutes of the July 17th meeting were read by Dave Lake. It was moved by Larry and seconded by Dan to approve the minutes as read. Motion passed.

Treasurer's Report: Dan read the balances in the Association accounts: US Bank Money Market \$339,250.54, Plumas Bank general account \$161,281.10, Plumas Bank incidental account \$4,884.85 for a total of \$505,416.49 in operating accounts. Reserve account balances are: Plumas Bank \$226,753.74, Queststar \$207,881.01, Pacific Crest \$231,864.10 and Equipment Fund \$50,064.76 for a total of \$716,563.61. Total balance is \$1,221,980.10. It was moved by Larry and seconded by Richard to accept the treasurer's report. Motion passed.

On-Site Administrator's Report : Dave reported the crews had been very busy this summer. The new water line on the east side of the lodge has been completed and came in under budget. The lodge parking lot has been repaved. He has a meeting tomorrow to discuss striping the lot. All roads in Hill Unit 5 East have been graded this summer. No gravel was placed on these roads; some had not been graded in several years. Dave had received a thank you from Cal Fire for the work done on the roads. The lodge continues to have internet issues with Frontier, but after Dave filed a complaint, we did receive a \$100.00 credit from the company. Events have been well received. There have been several weddings held at the lodge and everyone has been happy with the service and grounds.

Old Business: Dave reported the fog sealing for the parking lot is not needed until next year (per Eagle Peak Rock and Paving).

New Business: The attorney had sent a draft of Rules and Regulations to be approved by the board. Dave read part of the document and questions and comments were voiced by the members in attendance. Questions included clarification on the number of dogs/cats or farm animals allowed per parcel, placement of dog houses on properties, allowing off-road vehicles on Cal Pines roads, what trees a property owner may cut down on their lot, how to get in touch with absentee owners for compliance. Dead trees or trees deemed a fire hazard may be removed. It was noted the POA is following county and state guidelines on number of animals allowed and ATV vehicles rules for the roads. It was suggested the POA enforce all the rules; don't be selective and follow state law (courtesy letter to land owner, hearing if no action taken and then the fines process) when a complaint is received. It was suggested these letters need to be sent certified mail. Question was asked how the POA expects to collect any fines when some members don't pay their dues. Members thought signs should be posted where ATV or dirt bikes should not be allowed (near the airport, for example). A member requested the CC&Rs be posted on the website. Some members did not receive a copy at the time of sale and were caught off guard. Changes and revisions should also be posted on the website.

Round Table: Larry Holloway asked where the dues are being spent. The membership approved an increase in dues starting in 2020 with the understanding the funds were needed for increased salaries

due to the minimum wages increases in the coming years. He would like to see a breakdown on the monthly treasurer's report of how much the lodge/restaurant is doing, not just account balances. Larry Quigley responded the board uses dues for the projects deemed necessary; the board tries to get the most bang for the buck and no one is trying to hide anything. Larry also expressed the opinion that all roads in the county (including Cal Pines) should be maintained by the county since we all pay taxes.

Anneli Hedland reported research has revealed the Little Red School House was actually established in 1908. It's original name was Red Star, then named Long Star and finally named Del Morma School. She will continue to research the history of the school house, but cannot get into the state board of education records until September. It was suggested the POA continue to restore the school house to preserve history. It was noted grants are probably available due to the historical value of the structure.

Dave Lake encouraged POA members to attend the CSD meeting to be held later that day. We need to support that board as well as the POA board.

There being no further business, it was moved by Larry and seconded by Dan he meeting be adjourned. President Dave Lake adjourned the meeting at 10:36 am.

(These minutes are made available after listening to the recording of the meeting)

Respectfully Submitted,

Jodi Frey, Secretary