



# Clear Lake Keys Property Owner's Association

## POA General Meeting Agenda

June 15th, 2024 at 5:00 pm

Meeting held at the Keys Club & via Zoom

### MEETING RULES

Audio or video recording is not allowed by attendees. The Secretary will record the meeting and this recording will be kept for content backup of the meeting minutes, and to aid in the preparation of the minutes. As provided in the "Open Meeting Act", Members may observe the meeting but do not have the right to participate in the Board's deliberations or votes. Attendees may address issues during the "Open Forum" portion of the meeting. Attendees may not engage in obscene gestures, shouting, profanity or other disruptive behavior. If attendees become disruptive, they may be expelled from the meeting.

Anyone interested in attending via Zoom, please contact [info.keyspoa@gmail.com](mailto:info.keyspoa@gmail.com) with your RSVP request.

1. Meeting called to order by: **Ed Legan** at: **5:00pm**
2. Pledge of Allegiance: **Corkey Barnes**
3. Roll call of Board Members:

<b>President: Ed Legan</b>	<b>X</b>	<b>Director: Ernie Vasherese</b>	<b>X</b>
<b>Vice President: Don Whittier</b>	<b>X</b>	<b>Director: Corkey Barnes</b>	<b>X</b>
<b>Treasurer: Donna Mackiewicz</b>	<b>X</b>	<b>Director: Tom Miller (Excused)</b>	
<b>Secretary: Kirk Carpenter</b>	<b>X</b>	<b>Members and Visitors</b>	
		<b>Zoom Meeting</b>	

### Special guest speaker: 20 minutes Q&A

**Luis Santana; Water Manager / Fisheries Biologist/ Robinson Rancheria Environmental Center**

1. Discussed the fish die off due to oxygen being too low due to algae bloom
2. Fish die off occurred at Cache Creek and Lucerne
3. Angela De Palma Dow findings on fish die of was a natural occurrence

### 4. Consent Agenda:

#### 1. Approve POA General Meeting Minutes: 3/16/2024

##### a. Motion to approve General Board meetings minutes: 3/16/24

Motion by: **D. Whittier** 2<sup>nd</sup>.; **C. Barnes** Passed Yeas: **6** Nays: **0**

#### 5. Treasurer's Report: Donna Mackiewicz:

Motion to approve by: **D. Whittier** 2<sup>nd</sup>: **C. Barnes** Passed Yeas: **6** Nays: **0**

### 6. Report of Committees

#### a. Channel Improvements Report: Ed Legan

- Channels are in great shape but a heat wave is coming

- b. Architectural Review Report:** Ernie Vasherresse;
  - Nothing to report
- c. Neighborhood Watch Report:** Mike Herman;
  - Discussed block captains roles and responsibilities
  - Discussed no access to what lots sold or transferred ownership
  - Cut fence a Keys Club and broke in
  - Complaints about Chris Moore leaking oil and dumping cat litter on the roads
  - Gun safe was stolen from a residents home full of guns
  - Resident complaint about a person burning weeds with propane torch
  - New cameras to be put up at the corner of Everglades and Keys
- d. Abatement Report:** Vacant Position, Kirk Carpenter to take over
  - RMTF Discussion
- e. CC&R's update:** Committee Mike Herman, Ernie Vasherresse, Don Whittier, Steve Robin
  - 48 pages and 1<sup>3rd</sup> draft returned
  - Has been 1.5 years in progress costing \$17k in fees and \$8k to send then new CC & R's out
  - Discussed the whys of needing updating and approval process
- f. POA Newsletter:** Judy Bligh
  - Coming soon
- g. Admiral Report:** Bob Tyler
  - Ed and Bob went out and moved logs, debris, etc.
  - Boat on Stubbs Channel was removed by 360 hauling
- h. Grant and Funding:** Donna Mackiewicz
  - Discussed Shannon Ridge on wetlands sale off of East Channel
- i. Siren Proposal:** Steve Robin
  - Steve is close to seeking funding for up to \$50k through grants to make this project happen
  - Discussed why the need for the warning siren
- j. Election Committee:** Mike Herman
  - Discussed the election committee and the process
  - Donna M, Kirk Carpenter, and Ernie V. terms are up
- 7. Unfinished Business:** Spray Boat for sale
- 8. New Business:** Discussed Adams Sterling about CC & R's Process
- 9. Correspondence:** Ed Legan / Donna Mackiewicz
  - 475 Emails replied to 375 since March
- 10. Open Forum: (3 minutes for item not on the agenda)**
  - Discussed speeders through canals
- 11. Next Scheduled POA Business Meeting July 16<sup>th</sup> at the Keys Clubhouse 5:00 pm:**  
**Next Scheduled POA General Meeting September 17<sup>th</sup> at the Keys Clubhouse 5:00 pm:**

Motion to adjourn meeting by: C. Barnes 2nd by: D. Whittier at 6:23pm

Motion passed, Yeas: 6 Nays: 0

**2024 POA Meeting DATES**

Saturday June 15 <sup>th</sup>	General Membership	5:00 pm
Tuesday July 16 <sup>th</sup>	Board of Directors	5:00 pm
Tuesday September 17 <sup>th</sup>	Board of Directors	5:00 pm
Saturday September 21 <sup>st</sup>	General Membership	5:00 pm
Tuesday November 11 <sup>th</sup>	Board of Directors	5:00 pm
Saturday November 16 <sup>th</sup>	General Membership	5:00 pm

**Board of Directors** requires a quorum, A majority is defined as more than 50% and not 50% plus one. Example 7 boards member would require 4 to attend a meeting to make it a legal voting board.

**General Membership** requirement of the CC&R is 15 voting members; only one member from that property counts as 1 vote.

**If either membership requirements aren't meant than no decision or voting can take place. No minutes are recorded.**