

LAKE MOOVALYA KEYS
Board of Directors Meeting Minutes
December 5th, 2022

CALL TO ORDER:

President Jack Sweeney called the Board of Directors Meeting of the Lake Moovalya Keys to order at 6:00 pm.

PRESENT:

President	Jack Sweeney	Lot 197
Vice President	Mark Volkoff	Lot 133
	Kit Furnell	N/P
	Blane Coon	Lot 54
	Kathy Northcutt	Lot 73 and Lot 102
	Kyle Sullivan	Lot 96
	Chuck Smith	Lot 103 and Lot 104
	Kevin Auman	Lot 137 VIA Zoom
	Chris Chambers	Lot 164
	Chuck Baker	N/P
	Karen Gallio	Lot 1 VIA Zoom

OTHERS PRESENT:

Recording Secretary:	Paul Gooding	Lot 166
	Bill Woodward	Lot 148
	Marc Panetta	Lot 130
	Dianne Attwood	Lot 75
	Russell Attwood	Lot 75

PRESENT VIA ZOOM	Fabio Gaipa	Lot 120
	Mark Nicholls	Lot 169
	Brad Stern	Lot 182
	Jamie Holzhauer	Lot 76
	Bob Colby	Lot 142
	Jodie Brittan	Lot 149
	Scott Stokes	Lot 200
	Scott Holman	Lot 212
	Chuck Manos	Lot 52
	Dave Diaz	Lot 131

Andrew Feola	Lot 110
Tony Gaipa	Lot 118
Dorae Pagano	Lot 87
Rosemary Carlisle	Lot 25
Laura Parkhouse	Lot 40
Andrew Haberman	Lot 226

CALL TO THE PUBLIC:

Mrs. Attwood asked about a roster or contact info for Keys Homeowners. Mr. Sweeney stated that only lot numbers, names and addresses were allowed to be provided.

APPROVAL OF BOARD OF DIRECTORS MEETING MINUTES:

Mr. Sweeney asked for a motion to approve the November meeting minutes. Mr. Coon made a motion, Mrs. Nothcutt seconded it. Motion was passed unanimously.

APPROVAL OF BOARD OF DIRECTORS EXECUTIVE SESSION MEETING MINUTES:

No executive session minutes to approve

FINANCIALS

Mr. Sweeney reported that the book keeper has been sick, so we didn't have any financials at this time to vote on. He stated that we should have them next week and that we could approve them online and post them and email them out after.

OLD BUSINESS

Construction Progress Report

Mr. Chambers brought up a house on Yaqui that is doing a remodel, he stated that plans were being submitted to the city engineers first then to the Keys for approval.

Mr. Sweeney reported; The June Construction Report has been sent out via email and we have twelve (11) projects on the Construction Report, and they are Lot 67, Lot 83, Lot 99, Lot 101, Lot 114, Lot 133, Lot 143, Lot 168, Lot 181, Lot 214, Lot 227, Lot 230.

Discussion to Replace North Launch Ramp and Retaining Wall

Mr. Sweeney stated he has contacted the engineer that was referred to him by the architect, with no response. Mr. Sweeney asked Mr. Gooding to follow up with the architect at Plans Plus, and see if they can provide an engineer.

Rules Committee

Mr. Sweeney stated that the rules committee has gone over the rules for two years with multiple meetings, and stated that we were ready to vote on them in the February meeting. Mr. Panetta asked if the rules get turned down by the members are we going to continue to pursue the changes in the future? Mr. Sweeney stated that at this time there would be no point in going further if they are voted down.

Mrs. Attwood asked about the noise rule and stated that she felt it was very subjective. Mr. Sweeney stated that the noise rule was actually already in the CCR's and that we were only voting on whether or not to assess a fine associated with the rule to enforce it.

Mr. Panetta asked about escalation portion of the fines, and how the year-to-year fines work, whether it's calendar year or? Mr. Sweeney stated it goes from ticket to ticket. Rolling 12 months. Mr. Panetta asked the reason for escalating the fines, Mr. Sweeney said it wasn't to raise money, it was to get the problem houses to stop committing the same offense over and over. Mrs. Northcutt and Mr. Volkoff both tried to help answer the questions on why the fines are escalated.

Mr. Volkoff also brought up the fact that some houses are using 6/7 parking spots with renters, and the homeowners aren't able to use the parking lot. Mr. Sweeney confirmed.

OLD BUSINESS CONTINUED

New Mailbox Numbers

Mr. Gooding reported Otis has started to install them.

Rules

Mr. Sweeney proposed to have the rules voting packages mailed on January 9th, and to have the live voting at the Boating Safety Building on Riverside Dr. on February 11th, at 11:00am. Mr. Volkoff made a motion, it was seconded and passed unanimously.

New Business

Mr. Smith asked if we could decorate the bridges for Christmas, Mr. Sweeney proposed a 250 dollar budget for decorating, and made a motion. Mr. Chambers second the motion, it passed unanimously.

Mr. Gooding stated the sign was missing from the gate stating the rule that drivers had to be licensed to drive in the Keys. Mr Sweeney proposed making a motion to replace the missing sign, Mrs. Northcutt made a motion, it was seconded and passed unanimously.

Announcements

EXECUTIVE SESSION

No executive was held

Meeting adjourned 6:21

Next Board of Directors Meeting is on January 2nd 2022, at 6:00 pm at the Buckskin Fire Department 8500 Riverside Drive. This is an open Board meeting and will also be made available via Zoom.

