

**LAKE MOOVALYA KEYS**  
**Board of Directors Meeting Minutes**  
**November 6<sup>th</sup>, 2023**

**CALL TO ORDER:**

Mr. Auman called the Board of Directors Meeting of the Lake Moovalya Keys to order at 6:00 p.m.

**DIRECTORS PRESENT:**

President	Kevin Auman	Lot 137
Vice President	Mark Volkoff	Lot 33 N/P
	Kit Furnell	Lot 16
	Blane Coon	Lot 54
	Kathy Northcutt	Lots 73 & 102
	Kyle Sullivan	Lot 196
	Chuck Smith	Lots 103/104
	Chris Chambers	Lot 164 N/P
	Bill Woodward	Lot 148
	Karen Gallio	Lot 1 N/P
	Jack Sweeney	Lot 197

**OTHERS PRESENT:**

Recording Secretary:	Paul Gooding	Lot 132
	Trish Wikoff	Lot 95

**PRESENT VIA ZOOM:**

**CALL TO THE PUBLIC:**

Mr. Auman asked if anyone had anything to discuss.

Mrs. Wikoff asked if we were going to do Christmas decorations. After some discussion Mr. Sweeney made a motion to approve \$400.00 for decorations. Mr. Coon Seconded the motion. The motion passed unanimously.

Mr. Sweeney mentioned that 3 out of the 5 cameras at the gate had failed. Mr. Auman suggested we try his Verizon wi-fi with Wyze Cameras. The board agreed to try some newer alternatives first, rather than replace the old-style cameras.

**APPROVAL OF BOARD OF DIRECTORS MEETING MINUTES**

Mr. Auman asked for a motion to approve the October 2<sup>nd</sup> Meeting Minutes. Mr. Sweeney made a motion with one exception to his name being switched with Mr. Auman's, Mr. Woodward seconded the motion. Motion was passed unanimously.

## **FINANCIALS**

Mr. Auman asked for a motion to approve the October 2023 Bookkeeper's Report, Prepaid Bills and Bills for Approval. Mr. Smith made a motion. Mr. Sweeney seconded the motion. Motion was passed unanimously.

Mr. Auman asked for a motion for approval of the October 2023 Balance Sheet. Mr. Coon made a motion. Mr. Sullivan seconded it. Motion was passed unanimously.

Mr. Auman asked for a motion for approval of the October 2023 Profit & Loss Statement. Mr. Coon made a motion. Mr. Smith seconded it. Motion was passed unanimously.

Mr. Auman brought up a homeowner that was over a year and \$1200.00 delinquent on HOA dues. Mr. Sweeney made a motion to send them to collections. Mr. Woodward seconded the motion. The motion passed unanimously.

Mr. Auman brought up Otis's offer to keep the Oleanders trimmed year round for an extra \$100.00 a month. Mr. Sweeney made a motion to approve the extra \$100.00. Mr. Sullivan seconded the motion. After discussion it was asked to be a separate line on his check. The motion passed unanimously.

## **OLD BUSINESS**

### Construction Progress Report.

Mr. Auman reported that the September Construction Report has been sent out via email with no changes, and that we have eight (8) projects going on Lots 67, 203, 101, 168, 181, 211, 227, 230.

### Discussion to Replace North Launch Ramp and Retaining Wall

Mr. Auman stated that he may have someone with a contact for the Army Corps of Engineers.

### Low Hanging Pipes on Bridges

Mr. Sweeney stated that he had looked over the bridges and come up with some materials and brackets he needed. Mr. Sullivan made a motion to cover the materials up to \$500.00. Mr. Woodward seconded the motion. The motion passed unanimously.

### Quotes for Street Repair

Mr. Auman asked if there was any discussion about the quotes for the streets, and brought up the last times the streets were maintained in 2018 and 2019. Mr. Sweeney and Mr. Gooding explained the differences in the quotes. Mr. Gooding said the contractor recommended the seal coat, and not slurry coat at this time. Mr. Sweeney made a motion to approve the seal coat for \$43,886.00 plus the cost of striping. Mr. Coon seconded the motion. The motion passed unanimously.

## **NEW BUSINESS**

## **EXECUTIVE SESSION**

No executive session needed.

Meeting adjourned at 6:40 p.m.

The next Board of Directors Meeting will be held on December 4<sup>th</sup>, 2023, 6:00 p.m. at the Buckskin Fire Department, 8500 Riverside Drive. This is an open Board meeting and will also be made available via Zoom.