

**Minutes of the Open Meeting
Wednesday January 3, 2018
Lake Park Village Clubhouse**

Board Members Present: Don Kozak
John Dobel
Karen Dobel
Tom Ruddy
Brian Goedken

Management: Tri-City Property Management Inc.
(480) 844-2224
Bryan Palmaioli ext 114 bryan.palmaioli@tcpm.net

Call meeting to order: The meeting was called to order at 3:02 pm.

Project Report

Approval of Minutes:

Motion: John moved to approve the December Open and Executive Meeting minutes as written. Don seconded the motion. Motion passed unanimously.

Financial Report:

Financial reports for December not available due to year end activity.

Motions:

Topic: Eligibility Cutoff Date for Voting at Annual Meeting

Motion: John moved to set January 31st, 2018 as the eligibility to vote cutoff date to vote at the Annual Meeting. Brian seconded the motion. Motion passed unanimously.

Topic: Annual Meeting Drawing For A Gift Card

Motion: Brian moved to approve a \$75 Gift Card for the Annual Meeting drawing in which everyone who returns their mail-in ballot to Tri-City by the deadline will receive one chance to win and everyone who attends the meeting will be entered in a separate drawing to receive a \$50 gift card. Karen seconded the motion. Motion passed unanimously.

Topic: Provide Online Voting as an Option for the Annual Meeting Ballot

Motion: John moved to provide the option for online voting for the annual meeting. Karen seconded the motion. Motion passed unanimously.

Topic: Approve Revised Rules & Regs

Motion: John moved to approve the revised Rules & Regulations distributed on December 7th and titled "LPV Rules And Reg Proposed 2018 v3 redline". Don seconded the motion. Motion passed unanimously.

Topic: Attorney Review of Rules & Regs in view of recent appeals court decision

Motion: John moved to request Carpenter Hazlewood review revised Rules and Regulations in view of recent appellate decision on enforcement by fine. Brian seconded the motion. Motion passed unanimously.

Topic: Pool Improvements & Safety

Motion: John moved to get a bid from an electrician to disconnect and remove inoperative lights around pool and cap off any inoperative power outlets. Don seconded the motion. Motion passed unanimously.

Topic: Reconsider Motion To Install a Valve Extension on the Main Valve

Motion: John moved to approve the purchase of a valve extension so that a top nut would be visible to attach a short key at a cost not to exceed \$200. Karen seconded the motion. Motion passed unanimously.

Topic: Community Contractors

Motion: Brian moved to enact an HOA-sponsored program to organize a list of “community contractors” which homeowners may opt to utilize to encourage regular property maintenance. Karen seconded the motion. Motion tabled to be re-introduced at the Annual Meeting.

Topic: Renew Web Hosting

Motion: John moved to approve the renewal of the Lake Park Village website for another year at a cost of \$122.87. Brian seconded the motion. Motion passed unanimously.

Homeowners Forum

Action Items

Consent Agenda

Adjournment to executive session

With no other business to come before the Board, John adjourned the meeting at 4:45 pm to enter executive session pursuant to the Arizona Condominium Act. The Board of Directors will be meeting in executive session, pursuant to: ARS § 33-1248 (A)(2) – Pending litigation ARS § 33-1248(A)(3) Personal, health or financial information of a member and ARS § 33-1248(A)(5) Owner violations.

Next Meeting

February 7, 2018 at 3:00 pm

Respectfully Submitted,



LPV Secretary