

DRAFT MINUTES
KALA POINT OWNERS' ASSOCIATION
ANNUAL MEMBERSHIP & BUDGET RATIFICATION MEETING
Tuesday, December 12, 2023 @ 1:00 PM (Clubhouse & Zoom)

The Kala Point community is a common-interest residential homeowner association (HOA). When purchasing or building within Kala Point, homeowners agree to follow the HOA's governing documents, which include: Conditions, Covenants and Restrictions of Record (CC&Rs); Rules and Regulations; Bylaws; and detailed Administrative Policies and Procedures (APPs). APPs are Board-enacted rules. The protective umbrella of these governing documents works in the best interest of all homeowners ensuring higher standards of neighborhood appearance and enhancing the collective value of the homes.

SUPPORTING DOCUMENTS FOR BOARD MEETINGS ARE ON THE KPOA WEBSITE.

All speakers must be recognized by the Chair and should identify themselves for the record. Please mute your phones unless you are speaking. This meeting is being recorded.

Meeting attendance: 11 people on Zoom 38 in person.

Call Meeting to Order – President, Mark Lannon

Establish a Quorum of the Members:

- Patsy Mathys, Elections Committee Chair

Mr. President:

Elections Trust, acting as your Credentials Agency for this meeting has completed validating the list of the names of the Kala Point Owners' Association members and their proxyholders who have voted up to Tuesday, December 12, 2023. The list will be retained as a record of the attendance at this meeting.

The total number of eligible voting units for this meeting is 601.

The total number of eligible voting units registered and validated through Mail-In vote as of December 12, 2023, was 315.

Mr. President, these numbers satisfy the 20% (120) quorum requirements for this meeting to proceed.

On behalf of Elections Trust, I move that this list be the official roll of voting members of this meeting.

Patsy Mathys Elections Committee

President: "Are there any questions on this report?"

Questions: None

President: “Without objection, the Election Trust Credentials Report will be adopted as the official Roll of Voting Members for this meeting.”

Credentials Report, Patsy Mathys, Elections Committee Chair

- Last call for Proxies
- Last call for Ballots
- Election closed at 1:30 pm

Minutes:

Approval of the December 13, 2022, Annual Membership Meeting Minutes

Motion to approve the December 13, 2022, Annual Membership Meeting Minutes

by **Larry McDowell** seconded by Charla Jean

Motion approved by unanimous consent Res 2023_12_01

Introductions:

- **Board Candidates:** Donna Abear, Marilyn Berry, Michael Connor, Bob Goldstein, Geoffrey Genter, Dan Kimball.
- **Current Board of Directors:** Mark Lannon, Joseph Reeves, Dan Nordlund, Kevin Skolrud, Pat Miles, Michael Machette, Kim Titus, Dale Moses, Sue Stanton

Annual Reports

- President – Mark Lannon - Report
- General Manager – Keith Larson – Report

Farewell to the Outgoing Directors

- Dan Nordlund – Board Secretary
- Michael Machette – Board Director
- Kim Titus- Board Director

Recognition Awards:

- Dan Nordlund – Board Secretary
- Michael Machette – Board Director
- Kim Titus- Board Director
- Pat Miles – Architectural Committee Chair
- Suzanne Eggleston – Publications Committee
- Maria Mendes – Internal Control Committee
- Geoff Genter – Tree Committee Chair
- Scott Rovanpera – Distinguished Service Award

New Business: None

Request for continuation of meeting to complete ballot count December 13, 2023

Mr. President:

Elections Trust, acting as your Third-Party Election Services for the KPOA, requests a continuation of this meeting to complete ballot validation and counting. We expect to be able to complete the count by 6 p.m. today. Elections Trust will email the General Manager our report as soon as it is complete. The Elections Committee Chair will formally present the report at the continuation of this meeting, scheduled for Wednesday, December 13, 2023 at 1pm in the KPOA Clubhouse main room.

Patsy Mathys
Chairman, Elections Committee

Motion for Continuation of this meeting for Wednesday, December 13, 2023 at 1 pm, to allow for the counting of Ballots by Elections Trust by D. Nordlund seconded by M. Lannon

Motion approved by unanimous consent Res 2023_12_02

Member Comments:

Phil Brodt: Member input needed for coordination of KPOA crosswalks to the Pedestrian Safety Committee

Dale Moses: Thank you to Mark Lannon for his service to the Board of Directors as President.

Patsy Mathys and Geoff Genter: Appreciated the member seating layout of the Annual meeting.

Larry McDowell: Safety reminder to always walk on the right side of the road.

Mark Lannon: Pedestrian safety committee educational open house to be scheduled in early 2024.

Upcoming Meetings:

- Continuation of the Annual Membership & Budget Ratification Meeting – Wednesday December 13, 2023, 1:00 pm at the Clubhouse.
- Board Organizational Meeting – Immediately following the Continuation of the Annual Membership & Budget Ratification Meeting.
- Next year's Annual Membership Budget Ratification Meeting: December 10, 2024, 1:00 pm at the KPOA Clubhouse.

Recess the 2023 Budget Ratification & Annual Membership Meeting.

**Motion to recess the 2023 Budget Ratification & Annual Membership Meeting
by D. Nordlund seconded M. Lannon**

Motion approved by unanimous consent Res 2023_12_03

Prepared by Felice Thompson
Executive Assistant

**Dan Nordlund, Corporate Secretary
Kala Point Owners Association**

DRAFT