

**KALA POINT OWNERS' ASSOCIATION**  
**REGULAR BOARD MEETING**  
**DRAFT AGENDA**  
**Tuesday, June 11, 2024 @ 3:00 PM (Hybrid)**

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.

We follow the general directions of Robert's "Rules of Order" to assure the right of the majority to decide and the right of the minority to be heard; to honor the rights of individual members and the rights of absentee; and to fundamentally show respect for each other.

**Establishment of a Quorum**

**Member Comments:**

**Call for Board of Directors comments on the agenda**

**Approval of the Agenda – June 11, 2024**

**Announcements:** Fill Vacant Board Seat.

- Intent for position received by Mike Connor on May 20, 2024
- Intent for position received by John Oliveira on May 30, 2024

**Article submission deadline for the July Kala Pointer: June 19, 2024**

**Approval of the May 14, 2024, Regular Board Meeting Draft Minutes**

**Inquires and Correspondence:**

5/14/24 – 6/11/24	May 2024	Marilyn Berry
6/11/24 – 7/9/24	June 2024	TBD

**Consent Calendar: None**

**General Manager:** Financial & Grounds Report

**Old Business:**

**American Tower Verizon Lease Amendments Update.** KPOA is waiting for the lease amendment

contract to be reviewed.

## **CFO – Kevin Skolrud**

**Pier Project Report update:** Approve the next phase of the Pier Project.

### Phase 1B: Permitting between \$6,000 and \$10,000

1. Complete the applications and submit the documents for the HPA and the Shoreline Exemption.
2. Communicate with the pertinent governmental agencies during the review process.
3. Revise the drawings based on governmental agency comments, as required.
4. Prepare separate drawings for building department permit submittal, as necessary.
5. Submit the drawings and structural calculations to the building department to assist the Client in obtaining a building permit.
6. Perform additional analysis and revise the drawings based on the building department comments, as required.
7. Respond to the building department's comments, as required.

## **Pedestrian Safety Update**

- **Project #1 – Safety Pedestrian Committee**
- **Project #2 – Phil Brodt – The creation of a Walking Path along Kala Point Dr.**

## **New Business:**

- APP XI - Social Plus Committee: Second Read
- APP XIV - Project Study Committee: Second Read
- APP XIII - Publications Committee: First Read

**Committee Reports:** Committee summaries are located on the KPOA Website for review.

- Grounds Committee: Board Representative Replacement.
- BMAC – Board Alternate Replacement.

## **2024 Board Goals:**

1. Maintain two-hour Board Meetings
2. Standardizing formatting APPs
3. Review Election process
4. Increase the Membership & KalaPointer distribution by 10%

## **Member Comments in Closing**

## **Executive Session – Personnel**

**Next Meeting** – Tuesday June 11, 2024