

# KINGSWOOD ESTATES HOMEOWNERS ASSOCIATION

## ANNUAL HOMEOWNERS MEETING

August 15, 2015

North Tahoe Hebrew Community Center

Board members present: Jerry Rucker, John Nelson, John Mearns, Glenn Karnofsky, David Nestle, Laurie Stevenson

Staff members present: Betsy Bauder, Frank Mooney

1. Mark Begin, NTPUD representative

Check valves on water meters to be removed. Homeowners will be notified by letter. A list of homes involved will be placed on the website.

Call to Order at 10:10 AM

BOD introductions

2. Griff Creek bridge update

The Conservancy has now assumed the primary role in the Griff Creek bridge project. The estimated completion is October 2016, depending on their funding.

3. Forest Management update

Fire dept has delayed clean up due to lack of personnel that are currently attending fires in Calif.

The Forest Service funds for the clean up are getting low.

4. Name change update

Approval of name change from Kingswood Residents Association to Kingswood Estates Homeowners Association.

5. CC & R discussion

- a. Fencing/ comments from residents
- b. violations/ to be addressed by complaint

6. Financial report

- a. We have engaged a law firm from Truckee when needed
- b. No legal matters are pending
- c. no budget problems
- d. delinquent dues

7. Election results

Incumbent officers and board are reelected

8. Open discussion

a. Conservancy lots have been cleared

b. Theft from garages have been noticed. Police have been notified. Mention of a neighborhood blog to keep informed was brought up.

adjournment