

# KINGSWOOD ESTATES HOMEOWNERS' ASSOCIATION

## ANNUAL HOA MEETING MINUTES

Saturday, August 13, 2022

North Tahoe Event Center

Board Members Present: Randy Williams, Jerry Rucker, Laurie Stevenson, John Nelson (via conference call) Dan Hall, Mike Ousley, and Jonathan Stafford

Staff Present: Frank Mooney and Betsy Bauder

1. Call to Order at 9:45 AM
2. 2021 annual meeting minutes approved.
3. Board Reports:

A. President Report-Jerry Rucker

Dave Gotz and Jennifer Solomon leaving the board. John Nelson and Jonathon Stafford added to board. John Nelson to handle forest management, Jonathan Stafford to be treasurer. Jerry Rucker to change position to Director at large.

B. Vice President and Forest Management-Randy Williams

Continuation of defensible space clearing between Whitehall and Kingswood Dr., also, green belt behind Kingswood condominiums, depending on boundary lines. Bids are being taken for both projects.

C. Griff Creek Bridge Project-Dan Hall

Design finished and construction crew ready for summer 2023.

D. CC&R Compliance-Mike Ousley

Has rewritten and updated Architectural Guidelines and will submit final draft for ARR approval to implement. Notice of changes to go out to membership and posted on website. Several variance requests need attention.

E. Treasurer-Frank Mooney to report

On budget with forest management. If it needs to be increased, a raise in dues or special assessment may be necessary. Matching funds are not available at this time from Forest Service.

F. Secretary-Laurie Stevenson

Green waste bins seem to be very popular. We will continue supplying them twice in the spring/early summer. Newsletter has been popular.

4. BOD Election Results: Jerry Rucker, Randy Williams, Laurie. Stevenson, Mike Ousley, Dan Hall, John Nelson, and Jonathan Stafford

Positions will be decided in the executive board meeting following the general meeting.

5. Open Discussion

- A. Amy Quirarte wants a fence variance to protect her family.
- B. John Nelson - new restrictions by Cal Fire need to be recognized.
- C. Beck -unnecessary water run off on Cambridge.
- D. Barbara-condo parking has created a safety issue.
- E. Possibility of kayak storage survey / increase dues to increase amenities.
- F. Chris-problem with disposal company consistently leaving garbage by large disposal truck. HOA complaint system not always effective.
- G. ARR non board member Al Eberhart (7684 Kingswood/retired contractor) has volunteered.

6. Adjournment at 11 AM