



Meeting Minutes

May 26, 2022 at 9:04am-10:10am & 11:49am-12:00pm

Location: Canoe Club

Meeting of The Canoe Club, Inc.

Meeting Facilitator: John Murrey

Board Members: Jennifer Harrell (Co-Secretary/Treasurer), Missy Jonson (Co-Secretary/Treasurer), John Murrey (President) and Lela Newey

Attendees: Karley Connolly (HOA Manager)

- I. Call to Order (John) – 9:04am
- II. Open Forum - None
- III. Review and approval of meeting minutes: April 28, 2022
Missy motioned to approve the minutes as presented. John seconded the motion, and all were in favor.
- IV. Maintenance Report (Tom) - None
- V. HOA Manager Report (Karley)
 - a) Maintenance Fence – Awaiting install. They stopped by 5/17/22 to verify measurements. Utilities were also marked by U-Dig.
 - b) Canoe Club Entrance – Completed.



- c) Fire Suppression Repair – Reached out to A&D 3/25/22 for an update. Still waiting for contractor to schedule the work. We may need to be patient on this one.
- d) Karley Vacation 6/13/22-6/17/22
- e) Newsletter Ideas
 1. Club entry improvement complete.
 2. Pool opening 5/27/22
 3. Fire table instructions and rules.
 4. Thank "Clean the Fish" participants. Still can use help cleaning in the neighborhood, especially along the common area waterways.
 5. Annual Meeting & Potluck

- VI. Financial Report (Jennifer/Missy) – The BOD reviewed the financial statements and found them to be in good standing.
- VII. Old Business
 - a) Refrigerator Options
Board understands it is difficult to purchase appliances right now. However, the ice make is no longer working, and we need an upgrade. Lela motioned to allow Karley to select a fridge that meets the needs of the facility and within a price range of \$3,000-\$3,500. Missy seconded the motion, and all were in favor.
 - b) Steam Generator Update – After requesting to proceed with the purchase, vendor called to say supplier said the cost would be 10% more than quoted. New cost est. \$7,738.2 (instead of \$7,062).
John motioned to approve the additional cost. Jennifer seconded the motion, and all were in favor.
- VIII. New Business
 - a) Review Event Policy – The BOD discussed the allowance of extended reservations (over 4hrs & multiple days) for members to host a seminar/training/conference with invited guests. The BOD decided not to make any policy changes and to make decisions on these types of events on a case-by-case basis.
 - b) Reserve Study – Consider update to accurately reflect rising costs. The board reviewed the reserve update estimate. They would like to know if new components can be added without a site visit. Vendor will be contacted.
 - c) Insurance Renewal-Spoke to Shaine Reece with Farmers. He said the building value will likely increase 5-15% and workers compensation will be increasing by \$970 for the policy year. We budgeted for 5% increase.
- IX. Open Forum
- X. Adjournment – 12:00pm
- XI. *Executive Discussion*
 - a) Weekend Club Attendant Compensation

Upcoming Meeting Schedule: 6/30/22 @ 9:30am (Annual Meeting Agenda Review) and 7/21/22 Annual Owners Meeting @ 5:30pm (BOD Members to arrive at 5pm)