

MARTIS PEAK HOMEOWNERS ASSOCIATION
P. O. BOX 1431
TRUCKEE, CA 96160
(530) 587-8647

President.....Craig Wilson	Sect/Tres.....Duke Lambert
Vice President.....Michele Jones	Director.....Neil Blumenfield
Road Chairman.....Al Hall	Management.....Rick and Pam Gardner

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MINUTES FROM THE BOARD OF DIRECTORS MEETING
HELD ON 12/15/11

Present were directors, Craig Wilson, Michele Jones and Duke Lambert. Members present, J. Moran, The Chaney's, the Lamberts and C. Close came at end of the meeting. Pam & Rick Gardner with SMM present.

1. CALL TO ORDER

The meeting was called to order by Craig Wilson at 7:10 PM.

2. APPROVAL OF MINUTES.

Craig Wilson motioned to approve the June 22 Board meeting and Executive minutes and the Aug. 21 Executive minutes. Michele seconded the motion, which passed unanimously.

3. MEMBERS FORUM.

A. Spencer Chaney was thanked by the Board for adding reflectors to the gate entrance.

B. Mr. Chaney asked about damaged fence at gate entrance. Craig explained the fence is Canyon Springs property and they were having it repaired. There is some rock work damage at entrance that Craig said person responsible was going to repair.

C. Logging was discussed as the Olsen property is removing some logs in preparation to build. After 5 loads then members are asked to pay \$35 per load to compensate for wear and tear on roads.

4. REPORTS.

A. Financials, Duke Lambert reported that as of 11/30/11 there was \$67,284.92 in the operating checking account. \$16,069.06 in the Money Market account and \$118,878.97 in the Reserve account. \$19,000 will be contributed to the Reserve account when CD #2 becomes due Dec. 25th.

B. Aged Receivables total \$21,410.47. All except \$7,127.72 is made up of the members who chose to pay their assessment in two installments. The second half is due March 1st. Only 4 properties are delinquent.

C. Road Report, Craig reported on the road work that was completed this fall. There are some discrepancies on the work that was expected to be completed in the contract and the Board will meet with the contractor to discuss the completion in the spring. Duke Lambert motioned to send a letter to the contractor concerning the completed work and unfinished work. Michele Jones seconded the motion with an addendum that the Board reviews the letter before it is mailed out. Craig and Duke agreed. Craig will draft a letter.

Michele Jones asked about no work being done on Lower Valley View in 7 years. Craig explained that the Road committee assessed those roads in most need. Night Hawk continues to be a problem and the Board will look into a more lasting repair.

The "STOP AHEAD" sign on outgoing side of road right before the gate needs to be

moved farther up the road.

5. OLD BUSINESS

A. Speeding Solutions was discussed. Craig discussed this problem with several contractors. The Board would like to try the placement of a removable speed bump and sign in the Meadows area.

6. NEW BUSINESS.

A. Officer Selection, Craig ratified the officer selection done at a Board workshop. Craig Wilson will remain as President, Michele Jones as V.P., Duke Lambert; Sect./tres. Al Hall, Road Chairman and Neil Blumenfield as a Director.

B. 2010 taxes were provided to Craig for his signature and copies of the end of year compilation provided to the Board of Directors.

C. The Next Board meeting is March 22, 2012, June 21, 2012 and the annual picnic is scheduled for Aug. 18, 2012 at the Chaney's home.

7. ADJOURNMENT.

Craig motioned for adjournment at 8:45PM. Michele seconded the motion, which passed unanimously.