

PRESERVE ASSOCIATION BOARD OF DIRECTORS

ANNUAL MEETING MINUTES

Tuesday, May 9 2023 6:30 pm

Meeting called to order at 7:00 pm by President Tim Rush

Attendance:

Board Members: Tara DeCrow, Tim Rush, Paul Musegades, Traci Bartz, Kent Wood, Lisa Hokkanen, Shone Clark, Chris Domnisoru

Absent: Rick Neville

Residents: Joyce Butler, Cindy and Jesse Parsons, Owen LaRue, Steve Bartz, Tim and Sue Perkins, Dave McIntosh, Darin Peterson, Pat and Farryl Kluis, Jason Roble, Tammy Lossing, Tom Hoffman, Cindy Macdonald, James Lawver, Mike Moriarity, Jennifer Gomez, Hoa Pham, Mark Rode, Lee Wenzel, Leanne Buscillo

Staff: Scott Anderson, Cindy Fuchs,

Tim thanked everyone for coming to the 2023 Annual Preserve meeting and gave a recap of the 50th celebration. He explained The Reserve Study and how it is used to budget for our amenities. The Board members introduced themselves. The residents introduced themselves, said where they lived, and how long they have lived in The Preserve.

Agenda Approval:

Tim called for a motion to make amendments the agenda. No changes were needed. **Motion** made by **Steve Bartz** and **seconded** by **Dave McIntosh** to approve the agenda. All in attendance voted aye. **Motion passed.**

Reading of last year's Minutes Suspended:

Tim called for a motion to suspend the reading of last year's annual meeting minutes. **Motion** made by **Farryl Kluis**, **seconded** by **Mike Moriarity**. All in attendance voted aye. **Motion passed.**

Motion to approve last year's annual meeting minutes:

Tim called for a motion to approve the minutes of our last annual meeting on May 10, 2022; **motion** made by **Farryl Kluis** **seconded** by **Pat Kluis**. All in attendance voted aye. **Motion passed.**

Treasurer's Report – Tara DeCrow

Tara DeCrow, Treasurer, discussed the results of the Preserve Association's bylaw mandated Annual Audit. Tara explained that the audit report concluded that the financial statements examined by CPA firm Casey, Menden, Faust & Nelson. We did pass the audit – which means our financial statements fairly represent the financial position of the Preserve along with an accurate reflection of its operations and cash flows for the year ended 2022. No fraud was detected nor is any suspected. One area that they discussed was that of future major repairs and replacements. The audit report did mention that there are several assets that will have a material cash outlay in future years. Our healthy Reserve Funds will help to meet these future financial obligations. Report: **motion** made by **Steve Bartz** **seconded** by **Pat Kluis** All in attendance voted aye. **Motion passed.**

Design Review Committee Report

Michael Beukema, Chairman of the Preserve Design Review Committee discussed the resident design review request form and process that residents should follow to get their home improvement projects approved: repair or replace deck, house painting, siding, retaining wall, landscaping, addition, etc.

All residents must submit plans before starting any exterior construction, alterations, color changes, landscaping or landscaping changes. The Design Review process follows the Preserve's governing documents. The Design Review Request form and Guidelines can be found at preserveassociation.com.

Conflict of Interest Report

Paul Musegades, Vice President, described the Preserve Associations Board of Directors Conflict of Interest Policy that is discussed at least annually at regular board meetings. Board members annually sign a statement indicating they will promptly disclose any material conflicts they may have while serving. Paul shared that since he is a part-time employee at the Preserve, he steps away from board discussions regarding Preserve office salaries and other Preserve employee salaries; and does not participate in votes surrounding these topics to avoid any possible conflicts of interest due to his employment with the Preserve.

Board Member Election:

Candidates introduced themselves and said a little bit about why they wished to run for the Board seat
Election Results

Nominating Committee identified four candidates who were interested in serving a three-year Preserve Board term. Lisa Hokkanen, Secretary, moved the slate of four candidates for nominations as follows: Traci Bartz, Michael Beukema, Paul Musegades and Pham Thi Hoa. After the move was seconded, members voted for up to three of the candidates since there were only three open board positions.

After the votes were tallied, it was determined by Lisa and announced by Tim Rush that the three candidates selected were: Michael Beukema, Paul Musegades, and Traci Bartz. Members were reminded that all residents are welcome to serve on a committee or other volunteer activity and that there would be another election next year for those three open board positions.

General Manager update:

Scott Anderson gave an update on 2022 upgrades to Walking Paths, Swimming Pools, Landscaping and Tot lots. He also reviewed the 50th Anniversary Celebration held July 20 – 24th.

Resident Questions and Answers:

The last matter of business was an open forum of questions and answers. Several residents asked questions that were then answered by various board members or office staff. Pool attendance, Reserve Fund, Pickle Ball Courts, Corporate Sponsorships, abundance of weeds in the lake mitigation, were among the topics presented and answered by various board members or office staff.

Tim called for a motion to adjourn the meeting at 8:40 p.m. **Motion** made by **Farryl Kluis**, **seconded** by **Dave McIntosh**. All in attendance voted aye.

Next annual meeting will be Tuesday, May 14, 2024.

Respectfully submitted by Cindy Fuchs Office Mgr