

Homewood Homeowners Association  
Board of Directors' Meeting  
Green Room, Sutter Club, Sacramento  
January 26, 2017

Board Members Present: President Allen Sayles, Treasurer/Secretary Carole Gray, Dave Powell, and Bryan Turner.

Call to Order at 12:20pm-President Sayles. Roll taken and noted that missing board members are dealing with the aftermath of recent storms and all gave their proxy to Carole Gray.

Board of Director of September 4 Minute Approval: Secretary Gray: M/S (Powell, Sayles). Passed unanimously. Will be on website.

No comments/corrections to the General Board Meeting Minutes of September 2016. Approval of these Minutes will be requested at General Meeting in September 2017. Draft is posted on website.

Treasurer's Report and Approval: Gray reported total 2016 Income as \$12,000 from 80 members. Expenses were \$19,674 and ran a deficit of \$7,674, due principally to landscaping and tree removal and Silver and Oak Streets. Do not anticipate similar expenditures for these beach parcels for 2017. M/S (Powell/Turner). Passed unanimously.

Insurance: Gray reported that director's insurance will be cancelled due to a concern by current carrier about doing business in California. Gray contacted insurance broker and board chose \$1,000,000 coverage with \$5,000 deductible costing \$1,700 annually.

TRPA: Sayles contacted Julie Roll, the TRPA West Shore representative, about upcoming developments. She had nothing new to report.

Beach Parcel Committee ("BPC"): Powell requested permission to earmark \$16/week for maintenance and \$200 a year for additional landscaping expenses on Silver Street. Silver Street has a rack to chain kayaks and boats. Nothing to report on Oak Street. No request to landscape Fern Street stub-street.

Hold Harmless Agreement: Powell reported that Obexer signed a Hold Harmless agreement indemnifying HHOA of any liability situation in 2015 and will check to see if organization continues to be indemnified on its insurance policy.

HMR Update: Powell reported that there is no development news. The last lawsuit was settled and included a proviso that North Tahoe Fire contract for an emergency evacuation plan in an event of a wildfire. While HMR believed they completed its obligation for the plan, community members contest this fact which will mean that HMR will lose another year before breaking ground. HMR obtained a permit to test the relocation of excavation material on the mountain rather than exporting it. South Base Lodge burned down and HMR is currently renting the Maritime Museum for admin and IT.

Madden Creek Water: Powell reported that TCPUD and Madden Creek entered into negotiations for the acquisition by TCPUD of Madden Creek and that they hope to enter into escrow in early 2017.

June Party: Turner residence will host the summer party on Saturday, June 24, 2017. Dumpsters will be ordered for HHOA use over Memorial Day, Friday May 26 through Monday, May 29 and pick-up on Tuesday May 30. Locations will be Oak and San Souci and Fawn Street. Bryant will arrange for dumpsters.

Dues Form and Newsletter: Gray will update Dues Letter and Sayles will draft Newsletter to be sent to the membership. Will contact Paper Trails to obtain an updated ownership list of owners in the Homewood area. Budget of \$500. M/S (Powell/Turner). Passed unanimously.

General Membership Meeting: September 3<sup>rd</sup>. Powell will ask if HMR can host.

Motion to Adjourn-M/S (Powell/Turner). 1:20pm. Passed unanimously.

Respectfully submitted,

Carole Gray