

**LMOA BOARD OF DIRECTORS  
Special Open Session Minutes  
Annual Meeting Certification**

**DATE:** Thursday, April 1, 2010

**PLACE:** Terrace Room, LMOA

**DIRECTORS:**       **Present:**  
Leighton Cumming, President       John Platt, Vice President  
Don Fickes, Secretary               Scott Meiss  
Ray Gott                                 Benita Ellen

**Absent:**  
Mike Harrison, Treasurer

**STAFF**               John Korhonen, General Manager  
Peggy Alexander  
Meg Gore

**1.       CALLED TO ORDER**

The meeting of the Lake Monticello Owner's Association was called to order in Special Open Session by Pres. Cumming at 7:01 PM on April 1, 2010.

**2.       PLEDGE OF ALLEGIANCE**

**3.       MEMBER COMMENTS (5 MINUTES PER MEMBER)**

Carol Brown   300/1   Expenses, Foreclosures, New Hires

**4.       CERTIFICATION OF BOARD CANDIDATES   (Peggy Alexander, Communications Manager)**

**MOTION** by Director Gott Seconded by Director Ellen *“that the Board of Directors certify that Gary Dillon, Jerry Guske, Britt Johnson and Su Wolff have met requirements of the LMOA Bylaws and are candidates for the Board election, to be held at the 38th Annual Meeting of Members on June 26, 2010.”*

Motion carried 6-0-0

5. **BOARD PROPOSAL TO INCREASE DUES FOR RESERVES** (Pres Cumming)

**Motion by Pres. Cumming seconded by Director Meiss “that the Board of Directors include on the ballot for the 38<sup>th</sup> Annual Meeting of Members the following Board Proposal:**

***‘The LMOA annual member dues shall increase by \$108 per lot and Marina Point unit to be dedicated as the member contribution to reserves, effective with billing for year 2011.’”***

Motion carried 6-0-0

6. **BOARD STATEMENT IN SUPPORT OF BOARD PROPOSAL TO INCREASE DUES FOR RESERVES** (Pres Cumming)

**MOTION by Director Ellen seconded by Director Gott “that the Board of Directors approve the proposed Board statement in support of the Board Proposal to increase dues for reserves, as included in the Board packet for the April 1, 2010 Special Open Session as amended subject to legal review. The statement will be published along with the Board Proposal in the Notice of Annual Meeting.”**

Motion carried 6-0-0

7. **Lake Reserve Account** (Director Ellen)

Tabled until the April 22, 2010 BOD meeting.

8. **REMARKS FROM THE BOARD**

Director Ellen wished a Happy Easter and spring to all.

Pres. Cumming reminded all those traveling to drive carefully.

VP Platt reminded owners that we need to set aside funds for our aging community.

Director Meiss stated that he is happy with the statement in support of Reserves funding and that now the real work begins to educate owners regarding the need to adequately finance Reserves.

9. **ADJOURNMENT**

Pres. Cumming adjourned the meeting at 8:42 PM.

by:

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Ray Gott, Assistant Secretary