



ORIGINAL

The Canyon Lake Property Owners Association Board of Directors (Board) met in Regular Session on Tuesday, May 6, 2025. President Bill Van Vleet called the meeting to order at 6:11 p.m. Directors present were, Alex Cook, Jeff Bill, Joe Kamashian and Greg Doherty. Five Board Members were present. Quorum was met. Also, present were Legal Counsel, Attorney Sean Kane; General Manager Eric Kazakoff; Director of Finance Susan Dawood; Director of Community Services Tiffany Cribbs; Director of Operations Steve Schneider; Community Patrol Manager Ken Toler; ACC Chairperson David Humphrey and Clerk of the Board Andrea Moreno.

1. **Welcome and Call to Order**

Pledge of Allegiance was led by member Travis Montgomery  
Verification of Quorum by Clerk of the Board Andrea Moreno

2. **Approval of Minutes**

- April 1, 2025

MOTION/RESOLUTION: Director Cook moved that the Board of Directors approve the Regular Session Board Meeting Minutes, as attached. Director Bill seconded. Five votes in favor. MOTION CARRIED

3. **Public Official Comments**

The Board heard comments from public officials.

4. **Presentations**

- Allied Universal Security Services Austin Davis provided a Community Patrol Update.
- Director Kamashian recognized the Member of the Month – Jack Wamsley.
- President Van Vleet recognized outgoing Board members – Alex Cook, Joe Kamashian and Jeff Bill.

5. **Announcements**

None.

6. **Member Comments on Non-Personnel Issues**

The Board heard member comments.

7. **Consent Agenda (Items A - B)**

MOTION/RESOLUTION: Upon motion properly made by President Van Vleet, seconded by Director Bill and five votes in favor, items A and B were approved. MOTION CARRIED

A. APPROVAL: Ratify Monthly Financial Statement Review

MOTION/RESOLUTION: That the Board of Directors review and approve the monthly Financial Statements, and all additional required information per Code Sec. 5500. APPROVED

B. Report of Executive Session Actions

MOTION/RESOLUTION: That the Board of Directors review and approve the Executive Session Actions, as written. APPROVED

## 8. Board Action Items

### 8.1 28-Day Reading: Reserve Fund Transfer

MOTION/RESOLUTION: Director Kamashian moved that the Board of Directors comply with Civil Code 5515 and prudent fiscal management, the transfer total of \$2,400,000 in two separate transfers to be made to rebalance the Reserve Funds for the 2025-2026 fiscal year. Director Cook seconded. A roll call vote was held. Five votes in favor. MOTION CARRIED

### 8.2 APPROVAL: 28-Day Reading: Courts & Fields Rules

MOTION/RESOLUTION: Director Cook moved to approve the 28-day reading to combine the above listed sections into one new section titled Recreation Area (RA), as attached. Director Doherty seconded. Five votes in favor. MOTION CARRIED

### 8.3 APPROVAL: Rule Revision GR.2.0 Guest Usage Common Areas/Amenities

MOTION/RESOLUTION: Director Bill moved that the Board of Directors approve the rule revision for GR.2.0, as attached. Director Kamashian seconded. Five votes in favor. MOTION CARRIED

## 9. Association Reports

- Board Liaison Committee Reports.
- General Manager Eric Kazakoff provided an association report.
- Staff Reports, as written.

## 10. Board Comments

Directors provided comments.

## 11. Architectural Appeals


None.

## 12. Next Meeting Date

- Wednesday May 14, 2025 at 9:00 a.m. – Annual Meeting of the Members and Election of Directors
- Monday May 19, thru Friday May 23, 2025, at 9:00am – Executive Session
- Tuesday June 3, 2025, at 1:00 pm – Executive Session
- Tuesday June 3, 2025, at 6:00pm – Regular Session

## 13. Adjournment

MOTION/RESOLUTION: Director Doherty moved to adjourn the meeting. Director Kamashian seconded. Meeting adjourned at 7:32 p.m.

Minutes approved: 

Approved on: 06/03/2025