

**CANYON LAKE ACRES CIVIC CLUB
MINUTES OF FEBRUARY 3, 2025 BOARD MEETING**

The meeting was called to order at 6:00pm by David Griffin, President. In attendance were David Griffin, Roxanna Deane, Anthony Groseclose, and Sandra Johnson.

Minutes – from the January 13, 2025 Board meeting were reviewed by Johnson with no changes/corrections made. Minutes were accepted from Board.

Treasurer's Report – Deane reviewed handout of report for period 01/1/2025-01/31/25 with beginning balance of \$12,892.48. Income of \$540.00, expenses of \$1,69.05, with an ending balance of \$12,363.43. Minutes were accepted by Board. Deane also advised she mailed out 254 annual statements in January.

Budget Concerns – due to ongoing operating and administrative expense increases, the Board discussed looking into a Dues Assessment increase. Griffin appointed all officers to serve on the committee to research and provide documentation for the possible increase proposal. A committee form was provided by Johnson with each officer collecting data to support possible dues increase. Griffin also set a date of February 24, 2025 at 6pm to meet. Going forward, the annual newsletter would cover the topic, to be further discussed at the Annual Meeting in June.

Pool & Park Maintenance – Discussion ensued over the pool overflowing as reported by a home owner who found the faucet was turned on. Groseclose will check with Pool maintenance company to help determine how long the water was running.

New Building Activity – Parsons not present. Discussion ensued regarding a manufactured home being set on Lonesome. Owner had submitted all documentation for review and was approved.

Property Owner Concerns - A property owner complaint was received about the manufactured home on Lonesome, and was told that the CLA I & II Subdivision had over 32 manufactured homes throughout the subdivision. The homes had been placed over the years, and no records were kept over the years regarding building approval for the current Board to review.

The next Board meeting is scheduled for March 3, 2025. Meeting by “zoom” was approved by the Board when necessary. Meeting adjourned at 7:10pm.

Sandra Johnson, Secretary