

**MINUTES OF THE  
FLY-IN ACRES HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
REGULAR MEETING  
Saturday November 5, 2022 at Fly-In Lake  
UNAPPROVED**

**FLY-IN ACRES HOMEOWNERS ASSOCIATION  
P.O. BOX 3244 ARNOLD, CA 95223  
WEBSITE: [www.fly-inacreshoa.com](http://www.fly-inacreshoa.com)**

**1. CALL TO ORDER:**

President Taylor called the Regular meeting of the Board of Directors of the Fly-In Acres HOA to order on Saturday, November 5, 2022 at 10:05a.m. Meeting was held at Snow Flake Lodge, Blue Lake Springs

**2. QUORUM CALL:**

Directors present:                   Ray Taylor, President  
  Elli Hope Pendley, Vice President  
  Joni Anttila, Treasurer  
  Mary Kelly, Director  
  Jim Wagster, Director  
  Michael Jochner, Director

Directors Absent:                   Linda Stack, Secretary

Administrative:                   Bruce Tallakson  
  Gary Carson-Hull

Guests:                               Several Homeowners

**3. MINUTES OF PREVIOUS MEETING:**

Approved without changes by unanimous consent.

**4. PRESIDENTS REPORT:** Nothing to report

**5. FINANCIAL REPORT:** Bruce Tallakson, Management

- A. January through October, 2022 financials & Balance Sheet as of October 31, 2022 were presented. (see attached).
- B. 2023 Budget Proposal was presented to be approved by email when we receive clarification from BLS regarding our portion of Lake Fees.
- C. Carson-Hull reported that all but 5 owners have now paid their 2022 dues but he had to send out 8 **third** late notices.

**6. OLD BUSINESS:**

- A. Management reported that billing for 2022 Lake Usage was finally received but there is some question regarding the "Maintenance Contract" and we are waiting on clarification from Blue Lake Springs HOA.
- B. VP Pendley reported that the Fire Wise Committee has met once and will be meeting again before the February Board Meeting and will have an update then.

**7. NEW BUSINESS:**

- A. There was discussion of CC&R's that were last updated in 1989 and whether to spend considerable funds to hire an HOA Attorney to completely rewrite and bring them up to today's standards. **Board Members were asked to look over the ByLaws and CC&R's and come to the February Board meeting ready to discuss how we should move forward.**
- B. Regarding trailer storage on Fly-In properties, it was suggested that small travel trailers, boat trailers, etc., be allowed to be parked for no more than 72 hours. Nothing was decided on how to implement this.
- C. It was decided to not charge the homeowner for Attorney fees that were incurred to clarify our CC&R's regarding permanent storage of a trailer on their property.
- D. Director Jochner has agreed to take over managing the Fly-In Acres website. It was suggested that Fly-In also create a FaceBook page and Michael agreed to create one.
- E. Carson-Hull, from Management gave a recap of the Annual Meeting Picnic at the Lake. We had 48 in attendance and it seemed to work very well for folks to send a check with their reservation which they received back when they showed up. We only had two no-shows this year as a result. It was pointed out that the cost for meat only averaged \$20/person. It was pointed out that the Board cooking Burgers and Hot Dogs on the BLS Grill would be a lot less expensive but would fewer folks come if Tri-Tip and Chicken were not offered. No decision was made about what to do for next year. This will be brought up at a future quarterly Board Meeting closer to summer.

**8. MEMBERS COMMENTS:** There were a number of Association Members in attendance and open discussions included such things as "Why are dogs not allowed at Fly-In Lake" (because Blue Lake Springs owns the lake and we do not set the rules), what to do about weekend renters that get out of hand (call the owners or the Management Team), Lot clearance non-compliance (call the Management Team).

**9. CORRESPONDENCE RECEIVED:** An email was received at the Management Office from owner and past Board President Bill Leddy who asked that the following be submitted to the meeting record:

- 1. Updating the CC&Rs: our concern is that this could be a very expensive and time consuming undertaking. Following the old rule "if it ain't broke, don't fix it", we're curious if an attorney could be asked to simply review the existing document for any egregious items that should be updated to current law, and then provide a fee proposal to fix those few items.
- 2. Trailers and mobile homes: we remain strongly opposed to changing the CC&Rs to allow trailers and mobile homes to be parked on private property in Fly-In. Frankly, any suggestion that the CC&Rs are unclear on this point is just plain wrong - it's unfortunate that the HOA had to pay an attorney to verify this clearly written rule. We are surprised that this is still an open agenda item as we're not aware of this issue being a concern for more than one HOA member.

Respectfully submitted

Bill Leddy  
2388 & 2352 Middle Dr

**10. NEXT MEETING:** November 5, 2022 at SnowFlake Lodge

**11. ADJOURNMENT:** Adjournment was at 11:27am by unanimous consent.