

**Deer Lake Association Special Meeting Minutes Approved
May 26, 2019
Sara Money's Cabin: Lot 41, Deer Lake Estates**

The meeting was called to order at 1:10 pm by Sara Money, President.

Board members present were President, Sara Money, Vice-president Glen Flanders, and Member at Large Deborah Pohl. Forty-one people attended the meeting.

Introductions: Members introduced themselves with their names, lot numbers, and how long they have owned property in Deer Lake.

Sara began by voicing the opinions of association members who were unable to attend the meeting. She then gave the treasurer's report stating the balance in the Deer Lake bank account on May 1, 2019 was \$40,581.78. The costs for lake treatment labor were \$8,100 plus chemicals were \$3,000. The meeting was then open for discussion concerning the lake treatment. Various members voiced their views and questions:

- Can we do a trial period (1-2 years)?
- What exactly does the lake treatment cover?
- Was maintenance on the aerators included?
- Reported that the cost did not include sales tax (approximately \$1,000 more)
- Was travel included in the costs?
- Noted by a members that there was a 30 day written notice to cancel by either party.
- Was the payment to be in installments or a lump sum?
- Voiced liability concerns regarding type of problem vegetation.
- Since there was an offer for a \$1,000 donation towards lake treatment, other association members are encouraged to donate toward lake maintenance by mailing checks to PO Box (listed at bottom of minutes) and specifying lake maintenance in memo line.
- There will be no dues increase at this time.

Larry Wiles spoke historically of account balance at approximately \$40,000.00, with an approximate positive cash flow of \$2,000.00 per year after all expenses. After discussion of account balance projections Larry Wiles made the following motion:

“Employ Aquatic Consultants to treat Deer Lake this year not to exceed \$15,000.00 for a one year contract and to pay in installments.”

The motion was seconded by Marty Langer and passed with a majority raising their and there was one objection. Membership agreed to all monitor lake conditions through the summer/fall.

It was discussed that the membership will evaluate the effectiveness and how to proceed at the 2019 fall meeting.

Updates for association:

- Memorial plaque at lake to be updated yearly
- Sara Money and others are working on the Deer Lake history book
- Water sources discussed. Silas Suazo will try to have a hydrologist at the fall meeting for information and discussion

New Business to be discussed at a future meeting:

- Lake perimeter maintenance to be made on a volunteer basis
- Fencing to be repaired
- Dead tree removal
- AirBnB/VRBB rental use and liability concerns
- Association/Homeowners Insurance details to be provided for fall meeting
- Possible taller fence with gates/locks at the entrance to the Deer Lake area
- Neighborhood watch signs to be utilized for security purposes
- What would Deer Lake's "stance" be if there were catastrophic incident?

The Board thanked everyone for attending and their input for association's business concerns.

A special thank you to Sara for hosting the meeting.

Motion to end meeting, seconded, and approved at 2:30 pm.

Deer Lake Association
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