Lakeside Park Association
Board of Directors Meeting Minutes
September 21, 2022
LPA Office, 4077 Pine Blvd., South Lake Tahoe, CA 96150

President Andy Engelhardt called the meeting to order at 5:30pm on September 21, 2022. Present in person were Andy Engelhardt, Chet Pipkin, Warren Rowe and John Paoluccio. Present via phone/video were Arleigh Hayes, Craig Elliott, Rick Lehr, Judi Goddard, Jason Crawford and Julie Turner.

Agenda Approval
The agenda was reviewed and approved as submitted with no objections.

August Meeting Minutes Approval
August 17, 2022, meeting minutes were approved as submitted without objection.

Resident Comment
Julie Turner, an LPA member, outlined parking issues along Lake Shore Blvd. and Sunrise Avenue. Signage and enforcement needs improving, and she requested assistance from the association to address these issues. Andy Engelhard advised her that the association was in direct contact with the City actively pursuing the resident's issues with parking on Lake Shore, Sunrise, Greenwood and Azure. City representatives have agreed that additional signage is needed. Julie also expressed concern about the Corporation's non-profit status. Chet Pipkin advised that the Corporation is operating in a fiscally responsible way and that property owners are members not shareholders. Andy Engelhardt added that if she had other specific questions, they should be outlined in writing and submitted to the board for response.

Marina Report
Jason said that daily operations at the Marina will continue until October 2, 2022 weather permitting. Water level remains high enough for launching boats and normal Marina activities. Jason added that they will be cleaning up the marina for the balance of October and assisting John with weed control. He said he had no specific requests of the LPA board at this time.

Water Company Report
Nakia is on vacation and Judi provided the report. There was a slight Pumphouse Power Brown-out on September 12. Hatch Electric was called to reset the power supply. We will be installing an emergency battery backup to avoid this issue in the future. An Automatic Transfer switch for the water plant generator has been ordered. This event turned out to be a great training experience for our water plant operators. Jana is now dual certified and has been trained on alarm response procedures along with Ian and they are now sharing the on-call responsibility. We continue with system valve exercising, GPS verifications and system assessments. August water production 6.5 MG/18% less than 4/yr. Rolling average and .8 MG less than July.

Twin Pines is ready to get connected ASAP after they suffered well pump issues. Preparations for meter installation and connection are proceeding.
They have submitted their check for the connection.

Judi, advised that the Chateau (Hole-in-the Ground) called and said they needed to have their water turned on. Andy said he had a call with the new Fire Chief who requested a sit down with Nakia to gain a better understanding of LPA Water Company operations and capabilities.

Management Report

Judi reported that our September/October billings have been sent out. To better capture income and expense, new accounts in Products/Services are being established for Licensees and Beach Vouchers. The new Charter Communications line has been completed and is now deep enough to avoid being damaged by the landscapers' activities. Unused Beach passes are slowly being returned and a reminder email was sent out confirming that October 31,2022 is the deadline for returns. Our insurance claim for the damage to the fence at the beach has been closed and we are awaiting the check from the insurance company. Judi and Andy met with the director of public works regarding parking signage along Lake shore Blvd. They received a commitment to add additional parallel parking signs. He also offered to place no-parking signs on Sunrise if desired. Andy, Craig and Julie as homeowners are going to investigate what parking control options are available and desired by the membership in an effort to bring some sort of order to our neighborhood parking concerns.

Beach Report

Warren reported that we had a successful season at the beach. We exceeded the financial goal. There were some issues with the POS system that will be corrected so everything should run smoothly for next season. Research continues for umbrellas, chairs and lounges for next season. We have two quotes for replacing the existing playground equipment. We have not been able to locate a licensed inspector to check out our current equipment to determine if it could be successfully moved to a different location. A new volleyball court has been purchased and will be installed next season. The final draft contract for Blue Sky Events has been forwarded to them for review and approval.

Treasurers Report

Chet Pipkin advised that the financial condition of the Corporation is in good shape. Income is running slightly ahead of expenses and account receivables are current with exception of two accounts that are being followed. Balance sheet looks good. Cash is down primarily because of large CapX in 2021.

City Easement Request

The city has requested a 20' wide easement that would be crossing the beach near Stateline Blvd and Lake Shore Blvd for an existing drainpipe. In discussion, the requested easement location would limit our flexibility, in the future, should we determine that moving the existing Pump house would be beneficial for the Association. Further there is agreement that a 20' wide easement is too wide. A narrower easement would suffice. A question was raised regarding TRPA and if they would even allow a direct, non-filtered, drain to the lake. John suggested that it might be possible to install a vault system similar to what the city has done at Ski Run Blvd. to handle drainage. The best option seems to be to negotiate with the city to narrow the width of the easement and locate it as close to the property line as possible. This would give LPA the greatest flexibility to utilize beach property.

Andy and Judi will meet with the attorney to set up negotiations with the city.

Closed Session

The Restaurant Committee recommended that negotiations continue with only one of the proposals that were submitted. Rick Lehr made the motion to negotiate with the selected party on an exclusive basis and Chet seconded. The motion was passed unanimously .

Andy advised that the next Board Meeting would be October 19th at the LPA offices at 5:30pm.

Motion to Adjourn

Rick Lehr made the motion that the meeting be adjourned, Arleigh seconded, and the motion passed without objection at 6:43pm.

Submitted by:
Arleigh Hayes, Secretary
Lakeside Park Association