Lakeside Park Association
Board of Directors Meeting Minutes
October 16, 2024
LPA Office, 4077 Pine Blvd.,South Lake Tahoe, CA 96150

President, Andy Engelhardt, called the meeting to order at 5:30pm on October 16, 2024. Present in the office was Nakia Foskett, Present via phone/video were Rick Lehr, John Paoluccio, Jason Crawford, Andy Engelhardt, Craig Elliott, Danny Olsen, Judi Goddard.

Agenda Approval
Arleigh moved and Danny seconded. The agenda was accepted unanimously as presented.

Meeting Minutes Approval
Craig moved and Danny seconded, and the September 18, 2024 LPA Board meeting minutes were unanimously approved with one abstention by Chet because he did not attend the September meeting.

There were no non board members present for the board meeting. Jan Brisco attended the meeting via video to provide information regarding the State Lands Lease progress.

Marina Report
Jan Brisco reported that the State Lands Commission is requiring that LPA purchase a Surety Bond for the removal of marina development/improvements that are below the low water mark if LPA were to abandon the marina. Jan Brisco advised that there is little if any negotiation possible with the State regarding the Bond. She added that all harbor/marina developments state wide are now required to post the bond. She suggested that we would have the ability to increase our current bond in increments to lessen the financial impact in any one year. Rick made the motion that LPA proceed with acquiring the bond in increments as required by the state. The motion passed unanimously. Jan said that we should be prepared to make the first increment payment with the signing of the new lease.

Jason provided the following rental rates for the 2025 Season at the Marina. Row B - $4500, Row C - $4800, Row D - $5300,

Row E - $6100 and Buoys - $5500. Which were accepted and recommended by the board. Judi will include the prices in the November Letter.

Jason advised that he is required to submit a detailed 2025 plan for weed control in the marina as part of the operating permit. He is concerned that we might be required to install mats in the marina for weed control. As an alternative John and Jason are proposing that we upgrade the weed control vessel to a more powerful unit that will enable faster and more effective treatment of the invasive weeds. The proposed upgrades will cost $35000 with the addition of another generator and doubling of the number of lights. It is expected that the upgraded vessel starting earlier in the treatment season will be the best option for control and that TRPA will endorse our efforts. In the instructions for preparing the marina plan TRPA indicated that some funding might be available for the weed control efforts. Craig moved and Arleigh seconded a motion to amend the contract with Inventive Resources Inc. to add the additional funds to upgrade the weed control vessel.

Treasurers Report: Chet reported that income YTD is running ahead of budget but said that there will be some clawbacks when refunds are issued for unused beach passes sold to members and commercial accounts. Expenses are still above budget because of earlier large CapX spending, however it is expected that Year End cash flow will be positive which is essential for funding future CapX expenditures that are sure to come. The Balance Sheet looks fine and our cash is recovering from the earlier drain from the CapX spending.

Water Company Report: Nakia was happy to report that no additional CapX spending occurred this month. Currently focused on completing the water sampling efforts and working on completing the service line inventory that is required. The is a potential for some matching funding from the Fire Suppression Projects. We are meeting with the engineer to determine if there are some projects in our Capital Plan that might meet the criteria to obtain the matching funding. Usage is running about 15% greater than our 5 year moving average. The search for a new person to fill the vacancy is continuing with an interview scheduled for later this week. Andy suggested that if a really good candidate was identified but was not interested in part time work that we find a way to expand the job to full time and proceed with the hire. Nakia appreciated the input and the flexibility to proceed. Nakia advised that she would be working with engineering to prioritize capital projects for 2025. Craig suggested and the board supported, that it would be a good idea to create a long term plan that would focus on capital projects

that would optimize the entire system. Nakia agreed this was a good idea and indicated she would get started pulling this together. The update on the microplastics testing is scheduled for the December TWSA meeting.

Management Report:
LPA Office: The 2023 Financial Audit is underway. Judi reported that Accounts Receivable are in good shape with just a few delinquents due to beach passes, with some refunds expected as well. We'll collect the past due first and then issue the refunds as needed. One commercial account remains on plan. The City has provided a plan for installation of the Permit parking signs on Azure, Greenwood, Hill and Sunrise. Some clarifications are needed that Judi will be working on. The total cost estimate from the city is $15,000 for the signs and the installation. The City asked if LPA could make a contribution to the cost. Craig moved and Danny seconded a motion to offer $7500 as a LPA contribution toward the cost of the signs and installation. The motion carried 6 in favor and one against. Judi will convey this to the City.
Beach: For the 2024 Season we had 43,493 members and guests attend, 4043 Associate Members attend, 24968 Public individuals attend and 5271 Furniture rentals. All of the above represent increases from the 2023 Season.
Event Area: There were 11events and 3 rehearsals in September including one from LPA property for a net revenue of $9360. There are 9 events and one rehearsal scheduled for October.

Beach Report: Judi reported for Caprice the following, The beach restaurant closed for the season on 9/29. End of season cleaning has been completed and the beach furniture is being stored for the winter on the restaurant patio. Staff built a pallet base for the furniture to sit on and then covered with tarps to protect everything for the winter. The event area contract is being reviewed by the Event Area Committee for extension and revision which will be presented to the board for approval when negotiations are completed. The 2024 beach pass audit has been completed. There will be credits issued to The Landings ($18,000) and Station House ($2000) for prepaid unused passes for 2024. Most of the other small credits have been issued to members for prepaid unused passes purchased in 2024. Member surveys continue during the month by Caprice, Judi and sometimes Nakia.
The Marina buildings maintenance and upgrading will get underway shortly. Roofing first and then painting. When completed all the LPA buildings at the beach and marina will be the same color. The Tahoe Marathon will be held again this year with the finish line on Lakeshore Blvd. LPA will keep the

restrooms open for the event. We collect a small lease fee from the organizers which has remained constant for several years. Judi will evaluate our costs associated with the event and recommend lease fee increases accordingly. The shuttle is now in winter storage in Gardnerville.

Other Board Member Items: Craig asked that his topic be tabled until Nakia completes the long term Capital Project plan which will have an impact on the topic to be considered.

Motion to Adjourn
A motion from Danny and seconded by John that the meeting be adjourned was made and passed with out objection at 7:27 pm.

Next Board Meeting 5:30 PM November 20, 2024 at LPA offices.

Submitted by:
Arleigh Hayes, Secretary
Lakeside Park Association