

Tahoe Keys Property Owners Association
 Board of Directors Special Open Meeting
 September 27th, 2024, 3:00pm Pavilion
AGENDA

Agenda posted on September 23rd, 2024

Members may also attend the meeting via online Zoom web conferencing. Instructions are available on the TKPOA website, www.tkpoa.com.

A. ANNOUNCEMENTS

3:00pm – 3:05pm

1. **Call to Order – Pledge of Allegiance**
2. **Roll Call** – Peterson Grant Litten Welsh Halleran Cefalu Acri
 Kirkingburg – General Manager Blumenthal – Operations Manager
3. **Declaration of Intent to Record Meeting**

This meeting will be digitally recorded to assist in capturing the minutes. Recordings are deleted after minutes are completed. Members attending the meeting are prohibited from using any sort of recording device during the meeting. This includes audio recorders, video recorders or any type of camera (including cell phone cameras).

4. **Proof of Notice and Agenda Posting**

B. ADMINISTRATIVE & PROCEDURAL MATTERS / CORRESPONDENCE

3:05 pm - 3:10 pm

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	Changes to the Agenda/ Approve Agenda	Peterson	-

C. GUIDELINES FOR CONDUCTING BOARD MEETINGS

D. MEMBER COMMENTS

3:10 pm – 3:20 pm

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	Member Comments	Peterson	

In order to give you an opportunity to address the Board, and in compliance with Civil Code Section 4925 and 5000(b), we've set aside a period of time for members to provide their comments to the Board. We ask that you document your comment(s) by completing the TKPOA Member Comments Form. If you have not already filled out a Member Comments Form, please do so now. The forms are located at the entrance where you came in. Those members attending the Board meeting online via Zoom, may email their member comments directly to the Operations Manager at heather.blumenthal@fsresidential.com or submit a request to speak in the Zoom chat. Please wait to be recognized by the Board President and Staff will ask you to unmute your microphone so you can make your comments. When you are recognized, please begin by stating your name and address for the record and limit your comments to three minutes per member. If someone else has already stated a comment, but you have something else to add to it, please raise your hand to be recognized. Due to time constraints the Board may limit participation to once per member. Thank you for your cooperation and adherence to this Member Comments Policy.

D. CONSENT CALENDAR

The Consent Calendar is utilized for routine agenda items that may be unanimously approved by the Board without discussion. This process is a significant time saver for Board meetings however, any Board member may request an item be removed from the Consent Calendar for discussion.

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E. TOPICS OF GENERAL INTEREST

3:20 pm - 4:00 pm

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	Association Property, General Liability, Directors and Officers, Security, Cyber, Water, Difference in Conditions, and Auto Insurance Policy Renewal	Peterson	

F. NEW BUSINESS

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G. STATUS OF PREVIOUS FOLLOW UP ITEMS

4:00 pm – 4:05 pm

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	Prepare List of Status of Previous Follow Up Items	Blumenthal	-

H. SUMMARY OF MEETING FOLLOW UP ITEMS

I. ANNOUNCEMENT OF UPCOMING MEETINGS

4:05 pm – 4:10 pm

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	<p><u>OCTOBER</u></p> <ul style="list-style-type: none"> • October 2 Finance Committee 10:00AM • October 8 Architectural Control Committee 9:00AM • October 14 Townhome Oversight Committee 6:00PM • October 16 Board of Directors Executive Session 3:00PM • October 16 Board of Directors Regular Session Meeting 5:00PM • October 21 Rules and Enforcement Committee 11:00AM • October 21 Cove 2 Town Hall Forum 6:00PM • October 23 Lifestyle Committee Meeting 11:00AM <p>*All meetings will be held at the Pavilion unless otherwise noted. **Schedule and meeting times subject to change</p>	Peterson	-

J. ADJOURNMENT