

Alpine Peaks Residents' Association, Inc.

P.O. Box 6176 Tahoe

City, CA 96145

Minutes

Wednesday, Aug 30, 2024 5:00 – 6:00 PM

Meeting called to order at 5:04 pm at Carl Tharp's house

Greg Briggs, Carl Tharp, Chris Billet, and Shorty Boucher in attendance; JF du Puis from Firewise in attendance; Todd Larrabee remotely

Open Forum

There were no open forum participants

Approval of Minutes

Motion and seconded Carl and Greg respectively. Minutes approved unanimously

REPORTS

Parking Pad

The committee working on the legal issues of the parking pad, Carl Tharp, Shorty Boucher, Jan Brisco, Peter Ward and Tower Snow, met remotely to respond to a recent email to Jan from the new county head of Public Works, Derek Gade. Gade asked whether APRA had met with TBA and what the status of the bollards and camera was. The response letter, read to the board by Shorty, reiterated the substantial contribution to the county by the HOA to clear the roads both within and without the subdivision and its obligation to keep the parking pad monitored and safe.

Firewise

Inspection data have been collated and a template for response letters drafted. Letters will be sent out pending board approval of the drafts. There are 3 categories – everything is fine; minor violation first time, request remediation; repeated violations incur a \$1000/yr fine until the issue is addressed. The rules are stricter than County and state rules.

Another set of dumpsters arrives in mid-Sept.

Treasurer Report

Financials for the month are attached. New insurance covering the recently acquired snow blower and increasing liability will be negotiated once the blower arrives.

There are still delinquent dues. Chris is emailing offenders.

OLD BUSINESS

Snow Removal

The first payment has been made on the snow blower. The second payment and terms of the loan will occur soon. The machine needs to be registered and sales tax paid.

NEW BUSINESS

Carl will work more closely with Georgia on property disclosure and transfer procedures. There is a question regarding whether "rules" need to be disclosed with CCRs. Also whether Firewise issues on a property should be disclosed.

The website needs better management and updating, especially the owner roster. When it was originally created, the roster included more information than necessary. It should be revisited.

Next Board Meeting Date – Next meeting will be the annual meeting on Nov 1, 2024 5pm

Meeting Adjourned at 6:10