

**LAKE ROCKPORT ESTATES PROPERTY OWNERS ASSOCIATION, INC.  
A NON-PROFIT CORPORATION  
100 ROCKPORT BOULEVARD, COALVILLE, UTAH 84017**

**SUMMARY OF MINUTES FOR THE MONTHLY BOARD MEETING  
WEDNESDAY, JANUARY 19, 2022  
SUMMIT COUNTY, UTAH**

The meeting of the Lake Rockport Estates Property Owners Association Board of Trustees was called to order Wednesday, January 19, 2022, at 6:42 p.m.

**Present:** Nachi Fairbanks, President, Greg Warner, Vice President, Steve Sady, Treasurer and Alan Lindsley, Board Member, were present. Dolly Gorham, Board Member, was attending by phone.

The Board noted that they had no guests planned to call in therefore they would not differentiate between the open and closed portions of the meeting.

### **Minutes and Financials**

Nachi Fairbanks clarified the 5<sup>th</sup> paragraph, that the annual assessment amount for the well/water infrastructure should read "well project annual assessment amount." On that same page, 2 paragraphs down, last sentence to remove the 2<sup>nd</sup> "in" to read, "up to \$225,900 in money each year.

Page 2, 1st paragraph half way through, add a comma between "Road maintenance, and taxes".  
Page 2, 3<sup>rd</sup> paragraph where it states cost to increase to \$17,000 for the water meter installation. Ms. Fairbanks added that the engineers suggested the amount, but they needed to do research into other HOA's and what they charge.

**MOTION:** Nachi Fairbanks moved to APPROVE the November 21, 2021 minutes as corrected. Greg Warner seconded the motion.

**VOTE:** The motion passed unanimously by all Board Members present.

### **November Financial Report**

Nachi Fairbanks discussed the financial statements for November 2021. She stated that the account for credit card fees/payment proc fees was for \$8000. She was concerned that there would need to be a significant increase in assessments to cover that cost. Ms. Fairbanks recalled from past board discussions to forward the processing charge to those owners who paid by credit card. Greg Warner suggested 3% and Dolly suggested ACH should be free of charge. Nachi would follow up with Jayme on how to deal with the credit card online processing fees.

### **December Financial Report**

Nachi Fairbanks presented the December financial report. As of December 31, there was \$252,000 in the bank. The year before was budgeted \$197,000.

**MOTION:** Nachi Fairbanks moved to APPROVE the December 31<sup>st</sup> financials. Alan Lindsley seconded the motion.

**VOTE:** The motion passed unanimously by all Board Members present.

**Architectural**

MOTION: Nachi Fairbanks moved to APPROVE the Derek Hughes building project on Lot 52. Steve Sady seconded the motion.

VOTE: The motion passed unanimously by all Board Members present.

MISCELLANEOUS DISCUSSIONS – NO ACTION TAKEN

**Newsletter**  
**Mountain Issues**  
**Collections**  
**Annual Meeting Draft Minutes Web Posting**  
**Water Cost Analysis**  
**Snow Removal**  
**Gate**  
**Facebook**  
**Backflow Prevention**  
**Package Shed**

The meeting of the Lake Rockport Estate Property Owners Association adjourned at 9:53 p.m.

Respectfully Submitted: Carol Steedman with KGC Associates, Inc.

Approved \_\_\_\_\_ Date \_\_\_\_\_