

Present Lyn Barnett, Francie Alling, Msg. Wallace, Lalo Munoz, Mike Riley

1. Opening Prayer- Msg. Wallace
2. Roll Call- had a quorum
3. Agenda and Minutes from 3-29-11 approved
4. Open floor comments- Scott from Sierra garden Apts. made some comments.
5. Board Officer reports-
 - a. President-Lyn Barnett - Highlights 2010-11

*We were recertified as a CHODO.

*Change in management @ SGA from PAM to IRM(Inter Reality Management). IRM purchased PAM 10-1-10. IRM has 28 staff on west coast, 337 properties in 27 states. Their managers are certified. Next HUD inspection is 7-15-11. IRM will have a team here at Tahoe for 3 weeks to do repairs at SGA. We will negotiate a new contract with IRM.

*Had to lay off our Ex Director, Cindy Hannah, due to lack of funds.
We have no full time staff- only volunteer board members.

*Revamped the web site- volunteer web designer Mark Chouimard

GOALS- reestablish our membership base

- recreate our financial stability – do more “outreach”- develop a budget
- computer update-current computer 9 yrs old
- hire new executive director
- continue training and education programs- Kathy Cope (with SLT or LTCC)
- 4 board meetings/year

Letter from Patrick Conway re: Ex Dir of SJCLT – volunteer Ex Dir

Letter is attached. Ex Committee(Lyn, Lalo, Francie) & interview

b. Secretary- Francie Alling

- Hike for Housing- September 18, 2011. SJCLT will sponsor this hike with Habitat for Humanity @ Heavenly Ski area @ 10am-2pm. More info to follow.
- We need to do a membership renewal letter- will talk with P. Conway about this when he takes over volunteer Ex Dir.

c. Treasurer- Mike Riley

* El Dorado Savings \$6,700.00

* Parasol \$2,147.05

* 2nd collection @ St. Theresa Church \$2,500.00 = \$10,347.00

6. Election of CA Board Members

- a. Nominations: Lalo Munoz – Lessee Member- nominated by Scott Lancaster
Lyn Barnett –General Member- nominated by Scott Lancaster
Msg. Wallace- Supporting Member-nom. by Lyn Barnett

b. Candidates each made a statement as to why they would like to serve on the board again.

c. Election of Directors- all 3 candidates were voted in with 29 votes each. We had 20 proxies.

7.Election of Board Officers and Chaplin

President- Lyn Barnett

Vice Pres.- Lalo Munoz

Secretary – Francie Alling
Treasurer- Mike Riley
Chaplin- Msg. Wallace

8. Business requiring approval from the membership-
 - a. Affirming continuation of current membership dues into fiscal year 2011-2012
Regular members-\$25, Businesses-\$100, SGA no dues
Alling made motion, seconded by Munoz. Motion passed.
 - b. Affirming continuation of the monthly ground lease fee schedule adopted in 2010. 1 home @ \$50/month. Motion by Wallace, second by Riley. Motion Passed.
9. Other Business-
 - a. Ex Dir Position- the Ex.Committee will meet with P.Conway in the near future.
 - b. Kateri Project update in Incline Village: WCHC – purchase low income house or condo by Fall 2011. Then rent the unit. Have Bob Heffernan help us.
 - c. Sierra Garden Apts update- apt manager, Chantal
Mike Richards – with PAM since 1983- now the District Property Manager
SGA/LLC meeting will be scheduled in late summer /early Fall
10. Next Board meeting- coordinate with P. Conway within 3 months
11. Closing prayer and adjournment @ 8:15pm

Frances Alling, Secretary SJCLT
September 26, 2011