

COUNTRY CLUB OWNERS ASSOCIATION
BOARD MEETING
August 20, 2026 – Zoom Teleconference

CALL TO ORDER

Mark Miller called the board meeting to order at 7:01 p.m.

CONFIRMATION OF QUORUM

Board members, Mark Miller, Barb Beatty, Rick Parrino, Debbie Prust, and Nancy Doll were present. Paul Drey & Jerry Slagter were absent. Mark Miller noted a quorum of board members.

APPROVAL OF MEETING MINUTES

Barb Beatty motioned to approve the June 18th board meeting minutes. Debbie Prust seconded the motion. Motion carried.

COMMITTEE REPORTS

Grounds (Mark Miller)

The trimming of the landscaping will begin with cooler weather. New sod at Lake Pointe entrance will be installed. Barb Beatty and Barbie Miller will work together to plan landscaping remodeling at the entrances. Sink holes have popped up on the lake again. We think the holes are caused by animals. The Lakeview shoreline has a big sink hole. Jeff Thiel will fill the hole with fabric and pea gravel and then bring the gabion stone that sunk back to the top.

Flowers will be removed in October. Christmas lights will be installed in November, and fountain will be shut down.

A pile of gravel on Country Club Boulevard has become an issue with traffic. There are cones around the gravel. The owner should have placed the gravel in the driveway. Barbara Beatty will provide the exact address for the owner. The board believes the pile has been there for one to two weeks.

Covenants (Paul Drey)

No Report

Communications (Mark Miller Reporting for Debbie Prust)

The website is updated. The erosion control pad requirements are not on the website. Mark Miller confirmed it was not on the website. He will send a copy for Debbie Prust to post on the website.

Finance (Mark Miller)

In very good shape. Wildlife is over budget due to the dead goose removal. Common area maintenance will be close to budget target this year. All other expenses are in line. We have \$65,000 positive cash flow. Mark Miller will be putting the preliminary budget together for board review. Cash balance will look very strong. Barb Beatty asked if dredging is planned in the budget for 2029. There is \$500,000 budgeted for dredging in 2029. Budgeting for future dredging will prevent special assessments for dredging. Should we increase two to three percent on dues or remain the same? The board decided with the positive cash balance that there would be no increase in the dues this year. Mark Miller will build the budget with no increase and present it to the board before final approval. The association's attorney is working on a commercial member with past dues.

Debbie Prust motioned to approve the July financials. Nancy Doll seconded the motion. Motion carried.

Lake, Dam and Wildlife (Jerry Slagter)

No report

Compliance & Security (Rick Parrino)

There have been many requests for fences this month. No other Atlas building noise complaints have been filed with the association. The noise issues are a city issue, not association.

Security (Barb Beatty)

Mark Miller and Barb Beatty met with Signal of Des Moines. Our homeowners should be educated whether an issue is a police call or our security patrol. The board has seen patrol vehicles much more now than in the past. The sub associations are seeing patrol cars much more now than in the past. Waukee and Ankeny are both working on ordinances related to electric scooters and bikes. Barb Beatty recommended we add the issue regarding electric scooters and bikes to a newsletter and the importance of safety.

Future Meetings

Thursday, September 17th – 7:00 p.m. – West Des Moines Hampton Inn

Adjournment

Debbie Prust motioned to adjourn the meeting. The motion was seconded by Barbara Beatty. Motion carried. The meeting was adjourned at 7:38 p.m.