

COUNTRY CLUB OWNERS ASSOCIATION
BOARD MEETING
September 17, 2026
West Des Moines Hampton Inn – (To Follow Annual Meeting)

CALL TO ORDER

Mark Miller called the board meeting to order at 7:05 p.m.

CONFIRMATION OF QUORUM

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

APPROVAL OF MEETING MINUTES

Barb Beatty motioned to approve the August board meeting minutes. The motion was seconded by Nancy Doll. Motion carried.

COMMITTEE REPORTS

Grounds (Mark Miller)

Fertilizer has been applied by Latitude 41. They have done a great job this year on turf management. Sod repair is being completed at the entrances. We are trying to get utilities and City to pay for the damages.

Jeff Thiel moved debris from the lake after the storm with six to eight inches of rain. The lake water came up five feet past the gabion stone. When the water receded, it left a mess. It took a day for our maintenance staff to clean up. Jeff Thiel's crew did a great job cleaning up. They will pile the debris on shoreline to dry out until it is possible to remove. The crew will be working on pile removal this week.

Covenants (Paul Drey)

Paul Drey, Rick Parrino and Mark Miller will be meeting soon regarding the updated roof requirements.

Communications (Debbie Prust)

No Report – Website is updated.

Finance (Mark Miller)

August financials were reviewed. The association year to date is running \$20,000 ahead of cash flow projections. A lien has been filed on an outstanding debt from one of our commercial members. Barb Beatty motioned to approve the August financials. The motion was seconded by Barb Beatty. Motion carried.

Annual Budget – There will be no dues increase for 2027. Barb Beatty stated we are always escrowing money for 2029 pond dredging. Expenses are projected slightly higher for 2027, driven by higher insurance rates. The estimated expenses have come in less for the last thirteen years.

Reserve Budget – Projected expenses are part of the reserve study over ten years and includes two dredging events. We have added unexpected expenses into budget such as muskrat sinkholes and dead geese removal.

Nancy Doll motioned to pass the proposed 2027 operating budget and reserve budget. The motion was seconded by Barb Beatty. Motion carried.

Lake, Dam and Wildlife (Jerry Slagter)

No report.

Compliance & Security (Rick Parrino & Barb Beatty)

No report.

Future Meetings

October 15, 2026 – Zoom

Adjournment

Nancy Doll motioned to adjourn the meeting. Barbara Beatty seconded the motion. Motion carried. Meeting was adjourned at 7:17 p.m.