

PRESIDENT'S REPORT
September 19, 2009

Last month I talked about a reorganization of all the Board's policies and resolutions into one document to be called the "Ventana Lakes Rules." The first draft of this project has been completed and we have set October 12 as a working session to review this draft. This draft is on the Ventana Lakes website for review by everyone in the community. All future changes will be placed on the website as well. I've also asked the Management Office to make copies of these rules available to anyone who comes in and asks for them, at no charge. If there is enough response to have an impact on our printing budget, the Board will discuss resolving this at our next meeting.

An announcement will be placed in the October newsletter regarding the project and that there will be a working session and the date, time and place.

After the working session and input received, I would like to put out a second draft for review by the community in the same manner. I would accept written comments until a given date in December, summarize these for Board review, and the Board could hold a special meeting in December or January to adopt the final version.

Some might wonder why all this is necessary. I'll put it as simply as I can, and hope that the Board will agree with me. This is needed for continuity and stability in Ventana Lakes as we move through constant but normal changes in our Board of Directors and even to Management. A few other reasons are:

1. By organizing the Board's policies – now called Rules, to conform to our new CC&R's -- it will make them easy to find by subject.
2. By putting them in one document, we will ensure that none are lost or dropped without a vote or notice to the community.
3. By expanding them to address how rules are to be amended in the future – which is included in this package – we will ensure that changes are made with the opportunity for Community input, and that the community understands its rights regarding this.
4. By making public in black and white how our community is to be run by Management, we will ensure continuity for the operation of Ventana Lakes. This structure of Board directives to Management sets the perimeters and responsibilities for the current Manager or any future manager to do his job.

Those are just some of the reasons. I hope everyone will take the opportunity to look at the new rules, which really do affect every homeowner in Ventana Lakes. And remember – there is also a process for any homeowner to put in a request for an Agenda item, and that includes a request for any of these rules to be changed in the future. It has been my aim since day one to help make Ventana Lakes a community "By the People and For the People," as it says in "some federal document."

Sue Alandar, President
VLPOA Board of Directors