

INDIAN PALMS COUNTRY CLUB ASSOCIATION
BOARD OF DIRECTORS EXECUTIVE MEETING
VIA ZOOM VIDEO CONFERENCING
May 20, 2025 - 10:00am via Zoom

CLOSED SESSION

<u>AGENDA-EXECUTIVE</u>	<u>PAGE</u>
I. CALL TO ORDER	
II. MINUTES	
a. April 15, 2025 – Approval	1-2
III. AGING / COLLECTION REPORT (Report Handout)	
IV. VIOLATIONS (Report Handout) – Sherman 10:15am / Unauthorized Persons at LSC Pool	3-9
V. WORK ORDERS/NEW OWNER LISTING	10-11
VI. LEGAL – BM Basin Turn Over / SCAQMD Notice	12
VII. OTHER	
VIII. ADJOURN	

INDIAN PALMS COUNTRY CLUB ASSOCIATION
BOARD OF DIRECTORS REGULAR MEETING
May 20, 2025 - 5:00pm via Zoom

Join Zoom Meeting
<https://us06web.zoom.us/j/85024429002>
Meeting ID: 850 2442 9002
To call in: 1 669 444 9171

OPEN TO THE IPCCA OWNERS ONLY

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AGENDA-REGULAR – 5:00pm	
I. CALL TO ORDER	
II. AGENDA ADDITIONS (Emergency or from a prior agenda)	
III. APPROVAL OF MINUTES	
April 15, 2025 - Approval	13-15
IV. FINANCIAL REPORT – Terry Manery	
April 2025 Financials, IPCCA & LSC	16-22
Keystone/Schwab Update	
V. PRESIDENTS REPORT – Lynn Schaan	
VI. OLD BUSINESS	
Strategic Planning – Spreadsheet	23
Community Cable/Internet – Update	
VII. NEW BUSINESS	
2024 Financial Review – IPCCA & LSC – Beck & Co. (Handout)	
Discussion (and proposals) – Boulders on sidewalk beside BM speed bumps,	
Boulders along Lot R & Trash can Violation stickers	24-27
VIII. COMMITTEE REPORTS	
a) Architectural – Appeal 49522 Beatty and Minutes	28-31
b) Lifestyle Center	
1. Notes: Courts to be resurfaced the week of June 23. Project will take 3-4 weeks. Will blast out to owners when we know more. Drywell investigation for the pool filter cleaning to start 5.22.25	
2. Proposal to replace shade material on benches at courts and to do along with the court work at the same time	32
3. Proposal to paint the remaining white wrought iron	33-35
IX. IPAC Update	
X. HOMEOWNER FORUM	
XI. NEXT MEETING DATE	
June 17, 2025, via Zoom – 5:00pm	
July & August Dark	
September 16, 2025, viz Zoom – 5:00pm	
XII. ADJOURN	