



**Canyon Estates  
Property Owners Association**

Annual Meeting Agenda

June 1, 2022 7:00 pm

Zoom Meeting - See email invitation  
for link to meeting

Welcome / Introductions - New Property Owners

Will Naegle

The CEPOA website includes all information including budget, water report, gate code, meeting minutes for your use. Please log in and look for the content.

CEPOA Website address:

**canyonstatespoa.org**

**CEPOA2020\***

Minutes of 2021

Will Naegle

Meeting Road Maintenance

Above gate – grading, mag chloride - completed

Tony Spehar

Below gate – county maintenance - every other year by county

CC&R Review

Will Naegle

Trash Dumpster Issues

Will Naegle

Drinking Water Report

Tony Spehar

Water tests have been good and water is safe to drink

Water system:

John Smith

Well at The Pointe – Pump House Construction

Proposed 2021 Budget & Annual Assessment

Joni Nielson

Invoices have been sent out and are due by July 1, 2022

Late payments after July 1, 2022 will assessed a late fee of \$100.00

Annual assessment above gate

\$770.00 per lot

Annual assessment for “The Pointe” and below gate

\$550.00 per lot

Payable to      CEPOA  
1055 Canyon Estate Drive  
Fish Haven, Idaho 83287

Other Issues

Changing gate code \*KEEP   \*5337   July 1      Clickers 12678 off 345 on  
Any other issues

Elections for one new Board Member – Brent Parkin has served diligently these past six years and the past three years as secretary and has requested to step down to give others an opportunity to serve. Tony Spehar is filling the position vacated by Steven Holmes and Joni Nielsen is filling the position vacated by Jessica Whitaker who moved last October.

Will Naegle will continue as board president for another year.

Mark Scadden is interested in serving on the board. Are there other nominations. If there are other nominees to the board desired please let a member of the board know by email or telephone **before May 28, 2022** so we may include those names on the proxy ballot.

A Proxy Ballot has been included in this attachment for your use and can be emailed or texted as noted, or if you are attending thru ZOOM we will vote by thumb up or down. Brent will explain this method.

Adjournment