



Bear Valley Springs Association Board of Directors
 Regular Monthly Meeting
 Tuesday, August 20, 2019 at 6:00 PM
 OTCC Reception Area
MINUTES

Open to All
Members

A. ANNOUNCEMENTS

1. **Call to Order @ 6:03 pm – Pledge of Allegiance**
2. **Roll Call –**

Board Members Present: Vice President Monique Herbst, Treasurer Guy Munday,
 Director Butch Reyburn, Director Peggy Bergman-Smith

Board Members Absent: President Jim Panek

Staff Members Present: General Manager Wesley Shryock, Project Manager Debbie Shryock, Accounting Gina Silva

3. **Declaration of Intent to Tape the Meeting**

This meeting will be digitally recorded to assist in capturing the minutes. Members attending the meeting are prohibited from using any sort of recording device during the meeting. This includes audio recorders, video recorders or any type of camera (including cell phone cameras).

B. ADMINISTRATIVE & PROCEDURAL MATTERS / CORRESPONDENCE

<u>Item #</u>	<u>Item</u>
20-036	Approval of the Agenda <ul style="list-style-type: none"> ▪ August 20, 2019 Regular Meeting Agenda Motion by GM to approve the 08/20/19 regular meeting agenda as amended striking item #20-049 from the agenda. 2nd by BR Motion Approved VOTE 4-0
20-037	Approval of Minutes <ul style="list-style-type: none"> ▪ July 16, 2019 Regular Meeting Minutes Motion by GM to approve the 07/16/19 regular meeting minutes. 2nd by BR Motion Approved VOTE 4-0
20-038	Reading of the Executive Session Report <ul style="list-style-type: none"> ▪ Regular Meeting 07/16/19 ▪ Special Meeting 07/22/19 ▪ Legal Orientation Meeting 07/25/19 Read into the record by MH and received as reported.
20-039	Receive and File Various Committee Reports <ul style="list-style-type: none"> ▪ Equestrian Advisory Committee – 07-01-19 ▪ Finance Advisory Committee – 06-19-19 ▪ Food Service Advisory Committee- 05-16-19 ▪ Golf Advisory Committee – 07-02-19 ▪ Rules Advisory Committee- 06-04-19 Motion by GM to receive and file the above-named committee reports as reported. 2nd by BR Motion Approved VOTE 4-0
20-040	Treasurer’s Report – Treasurer Guy Munday

C. GENERAL MANAGER

<u>Item #</u>	<u>Item</u>
20-041	Controller’s Report – Gina Silva Question from Rick Zanutto – 3557-076 – re: uncollected funds and how that number compares with prior years. WS answered the difference is less than 1%.
20-042	Amenity Highlights and Challenges – General Manager WS reported the updates, highlights and challenges for the month of July.

D. CONSENT CALENDAR – 6 items

20-043	2019-2020 Board of Directors Board Meeting Schedule
20-044	2019-2020 Board of Directors Operational Calendar
20-045	BVSA Follow Up Items list
20-046	Approval to Post Proposed BVSA Rule Changes to Article 3, Section 305, Use Privilege Cards, sub-section (g)(4).
20-047	Approval to Post Proposed ECC Rule Change to Section 103, sub-section B, Garage/Yard Sales.
20-048	Approval to Post Proposed ECC Rule Change to Section 200 sub-section E, ECC to Approve Plans, Etc. and Conditions.
	Motion by GM to approve the consent calendar. 2nd by BR Motion Approved VOTE 4-0

E. BOARD BUSINESS ACTION ITEMS – 8 items

<u>Item #</u>	<u>Item</u>
20-049	Discussion: Horsemen’s Association Concerns – Kathy Underwood Stricken from agenda
20-050	Discussion and Request for Approval: Eagle Scout Project – Dale Sills- Installation of Flag Pole, Protective Box and Plaque at the Whiting Center entrance. Motion by MH to approve the request by Dale Sills to complete the Eagle Scout Project of installing a flag pole, protective box and plaque at the Whiting Center. 2nd by GM Motion Approved VOTE 4-0
20-051	Discussion and Request for Approval: Reserve Capital Expenditure Request (CER) for Walk-In Refrigerator at Mulligan Room Motion by BR to approve Alternative One, Action Sales for \$44,944.65 plus a 10% contingency of \$4,494.46 for a total of \$49,439.11 to be funded from the reserve funds. 2nd by GM Motion Approved VOTE 4-0
20-052	Discussion and Request for Approval: Reserve Capital Expenditure Request (CER) for BVSA Website at Administration Office Motion by GM to approve Alternative One Megan Clark for \$8,300.00 to be funded from the reserve funds. 2nd by BR Motion Approved VOTE 4-0
20-053	Discussion and Request for Approval: Reserve Capital Expenditure Request (CER) for Security Systems at BVSA Amenities

	<p>Motion by GM to approve Alternative One, Code-3 for \$5,445.28 plus a 10% contingency of \$544.52 for a total of \$5,989.80 to be funded from the board contingency. 2nd by BR Motion Approved VOTE 4-0</p>
20-054	<p>Discussion and Request for Approval: Reserve Capital Expenditure Request (CER) for Administration Computers at Oak Tree Country Club Motion by GM to approve Alternative One, CDW Direct, LLC for \$2,997.53 plus a 10% contingency of \$299.75 for a total of \$3,297.28 to be funded from the reserve funds. 2nd by MH Motion Approved VOTE 4-0</p>
20-055	<p>Discussion and Request for Approval: Reserve Capital Expenditure Request (CER) for Managers Laptops at Oak Tree Country Club Motion by BR to approve Alternative One, CDW Direct for \$4,138.99 plus a 10% contingency of \$413.89 for a total of \$4,552.88 to be funded from the reserve funds. 2nd by GM Motion Approved VOTE 4-0</p>
20-056	<p>Discussion: October 2019 Bear Tracks Board Article due on September 18, 2019 Jim Panek will write the October article.</p>

F. MEMBER COMMENTS

In order to give you an opportunity to address the Board, and in compliance with Civil Code Section 4925 and 5000(b), we've set aside a period of time for members to provide their comments to the Board. We ask that you document your issue(s) by completing the BVSA Public Comments Form to assist us in documenting your issue. If you have not already filled out a Public Comments Form, please do so now and hand it to the Board Secretary, Anita Bauer. The forms are located at the entrance where you came in. When you are recognized, please come up to the lectern and use the microphone. Begin by stating your name and tract/lot number for the record and please limit your comments to five (5) minutes. If someone else has already stated the issue, but you have something else to add to it, please raise your hand to be recognized. Due to time constraints, the Chair may limit participation to once per member. Thank you for your cooperation and adherence to this Open Forum Policy.

Member Name Tract/Lot

Maria Blasko- 3471-445- Maria stated she is curious about the relationship between the BVSA and the CSD. Does the BVSA BOD advocate between the BVSA and CSD. She is going to attend as many meetings as possible. She also commented regarding the idea of an internet café in BVS. It feels like that is something that is missing from BVS. She wants to know the process for pursuing her ideas, dreams and visions. WS directed her to a Board Advisory Committees in order to propose a repurposing of a common area that already exists.

Richard Oldenburg- 3440-279 – Mr. Oldenburg presented a thank you award to the Board of Directors on behalf of the BVS Veterans Association. He also said they have an honor guard to run the pledge if they are asked.

G. SUMMARY OF TODAY'S FOLLOW UPS

- a. No follow-ups

H. ANNOUNCE UPCOMING MEETINGS AND NOTICES
MEETINGS

- Special Monthly Board Meeting, Monday, August 26, 2019 at 1:00 PM, BVSA Conference Room
- BVCSD/BVSA Liaison Meeting, Thursday, October 10, 2019 at 10:00 AM, BVCSD
- Regular Monthly Board Meeting, Tuesday, September 17, 2019 at 6:00 PM, OTCC Reception Area (Closed Executive Session prior to the Open Meeting)

NOTICES

- Closed Executive Session Board Meeting on August 19, 2019 to begin at 9:00 AM (prior to the Open Session) where the Board of Directors will conduct Association business that falls within any one of the following categories:
 - Member Discipline – None
 - ECC Matters – None
 - Litigation/Legal Matters – None
 - Contracts – None
 - Delinquent Assessments – None
 - Personnel Matters – 1 item
 - Compliance Officer Report – None
- Closed Executive Session Board Meeting on August 20, 2019 to begin at 9:00 AM (prior to the Open Session) where the Board of Directors will conduct Association business that falls within any one of the following categories:
 - Member Discipline – 4 items
 - ECC Matters – None
 - Litigation/Legal Matters – 1 item
 - Contracts – None
 - Delinquent Assessments – 1 item
 - Personnel Matters – None
 - Compliance Officer Report – None

Executive Session Board Meetings are confidential and therefore **CLOSED** to the membership.

I. ADJOURN REGULAR MONTHLY MEETING @ 7:17 pm.

Board of Directors Approved
Date: September 17, 2019

Anita Bauer

Anita Bauer, Board Secretary