



**Bear Valley Springs Association Board of Directors**  
**Regular Monthly Meeting**  
 Tuesday, November 19, 2019 at 6:00 PM  
 OTCC Reception Area

**Open to All  
Members**

**MINUTES**

**A. ANNOUNCEMENTS**

1. **Call to Order – Pledge of Allegiance**
2. **Roll Call –**

**Board Members Present:** President Jim Panek, Vice-President Monique Herbst, Treasurer Peggy Bergman Smith, Director Butch Reyburn, Director Peggy Bergman-Smith

**Staff Members Present:** General Manager Wesley Shryock, Administrative Assistant Anita Bauer, Project Manager Debbie Shryock, Staff Accountant 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>
<b>20-103</b>	<b>Approval of the Agenda</b> <ul style="list-style-type: none"> <li>▪ November 19, 2019 Regular Meeting Agenda</li> </ul> <b>Motion by MH to approve the regular session</b> <b>2<sup>nd</sup> by BR</b> <b>GM asked to table item #20-115 until the December meeting.</b> <b>Motion Approved VOTE 5-0</b>
<b>20-104</b>	<b>Approval of Minutes</b> <ul style="list-style-type: none"> <li>▪ October 15, 2019 Regular Meeting Minutes</li> <li>▪ <b>Motion by GM to approve the 10/15/19 regular meeting minutes</b></li> </ul> <b>2<sup>nd</sup> by MH</b> <b>Motion Approved VOTE 5-0</b>
<b>20-105</b>	<b>Reading of the Executive Session Report</b> <ul style="list-style-type: none"> <li>▪ Regular Meeting 10/15/19</li> <li>▪ Special Meeting 10/21/19</li> </ul> <b>Read into the record by President Panek and filed as reported.</b> <b>Motion by GM</b> <b>2<sup>nd</sup> by BR</b> <b>Motion Approved VOTE 5-0</b>
<b>20-106</b>	<b>Receive and File Various Committee Reports</b> <ul style="list-style-type: none"> <li>▪ Food Service Advisory Committee – September 19, 2019</li> <li>▪ Equestrian Advisory Committee – October 7, 2019</li> <li>▪ Finance Advisory Committee – September 18, 2019</li> <li>▪ Golf Advisory Committee – October 1, 2019</li> <li>▪ Recreation Advisory Committee – October 3, 2019</li> <li>▪ Lake Quality Advisory Committee- October 22, 2019</li> <li>▪ Committee Recommendations – EAC (2), LQAC (3)</li> </ul>

	<p><b>Motion by GM</b> to receive and file the above-mentioned committee reports.  <b>2<sup>nd</sup> by MH</b>  <b>Motion Approved VOTE 5-0</b></p>
<b>20-107</b>	<b>Treasurer’s Report</b> – Treasurer Guy Munday

**C. GENERAL MANAGER**

<u>Item #</u>	<u>Item</u>
<b>20-108</b>	<p><b>Controller’s Report</b> – Controller                      Treasurer’s report read into the record by Gina Silva and received and filed as reported.</p>
<b>20-109</b>	<p><b>Amenity Highlights and Challenges</b> – General Manager Wesley Shryock                      WS gave an overview of the operating expenses and the lack of days operating at the OTCC due to the PSPS power outages by SCE. WS gave an overview of the graphs showing the financials for the month of October.                      Kathy Kneer asked if the WC would be utilized as a warming center or what the request will be. WS answered about the scope for the BVSA to be utilized as a service opportunity to the community as food service and administratively. The hope is to join together with the BVCSD. Wes gave the cost analysis for generating power during extended power outages. JP added the BOD has become concerned about the preparedness of the BVSA during a disaster. Kathy Kneer asked if it is appropriate to put together a joint planning task force to discuss the planning process of working together for these future outages. She stated that question does not need an immediate answer.                      WS continued with the highlights of the work that has taken place around BVS in October.</p>

**D. CONSENT CALENDAR** – 6 items

<b>20-110</b>	2019-2020 Board of Directors Board Meeting Schedule
<b>20-110</b>	2019-2020 Board of Directors Operational Calendar
<b>20-111</b>	BVSA Follow Up Items List
<b>20-112</b>	Request to Adopt ECC Rule Change Section 103 Occupation and Special Use Permits, Sub-section (B)(4) Garage/Yard Sales
<b>20-113</b>	Request to Adopt ECC Rule Change Section 601 BVSA Board Enforcement, Sub-section (A)(3) Enforcement.
<b>20-114</b>	Request to Adopt BVSA Rule Change Article 17, Section 1702 Enforcement Procedures Sub-section (3)(A) Enforcement.
	<p><b>Motion by GM</b> to approve the consent calendar.  <b>2<sup>nd</sup> by MH</b>  <b>Motion Approved VOTE 5-0</b></p>

**E. BOARD BUSINESS ACTION ITEMS** – 7 items

<u>Item #</u>	<u>Item</u>
<b>20-115</b>	<p><del>Discussion and Request for Approval – 2020-2021 Annual Budget Direction Memo</del>  <del>Motion by</del>  <del>2<sup>nd</sup> by</del>  <del>Motion Approved VOTE</del>                      Kathy asked if the BDM could be made available to membership before it is approved.</p>

<b>20-116</b>	Discussion and Request for Approval: Request for Individual Appointment of Tracy Donohue to Equestrian Advisory Committee <b>Motion by GM</b> to approve Tracy Donohue to the EAC <b>2<sup>nd</sup> by BR</b> <b>Motion Approved VOTE 5-0</b>
<b>20-117</b>	Discussion and Request for Approval: Request for Individual Appointment of Kimberly Clow to Lake Quality Advisory Committee <b>Motion by GM</b> to approve Kimberly Clow to the LQAC <b>2<sup>nd</sup> by PBS</b> <b>Motion Approved VOTE 5-0</b>
<b>20-118</b>	Discussion and Request for Approval: Reserve CER – Community Tree Removal – Equestrian Center DS reported as to the need for trimming of the weeping willows and in need of professional trimming at the EAC around the pond.  <b>Motion by JP</b> to approve Alternative One Chriso’s Tree Trimming for \$8800.00 plus a 10% contingency of \$880.00 for a total of \$9,680.00 to be funded from the reserve funds. <b>2<sup>nd</sup> by MH</b> <b>Motion Approved VOTE 5-0</b>
<b>20-119</b>	Discussion and Request for Approval: Reserve CER – Hydrolab/Phosphate Kit – Lakes Janet Fulks, LQAC Chairperson, addressed the BOD as to the reason they are in need of this Hydrolab test kit. <b>Motion by MH</b> to approve Alternative One Hydrolab for \$4338.40 and Phosphate Kit for \$108.00 plus a 10% contingency of \$444.64 for a total of \$4891.04 to be funded from the Board contingency. <b>2<sup>nd</sup> by BR</b> <b>Motion Approved VOTE 5-0</b>
<b>20-120</b>	Discussion: January 2020 Bear Tracks Board Article due on December 18, 2019 <b>Monique Herbst to write the next article.</b>
<b>20-121</b>	Discussion: 2019 Committee Volunteer Appreciation Dinner- Thursday, January 23, 2020

**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.

Kathy Carey – 3430-448 – she addressed the BOD regarding fire clearance and the concern of fire insurance policies being cancelled. She also stated the EC is so thrilled that contractor’s will be clearing the horse trails and finally she would like to know where the BOD is in regards to the statement that they will be seeking legal counsel regarding cell towers in BVS.

Kathy Kneer stated she would like to see the goats welcome in the valley to eat the brush.

Greg Hahn- 3417-063- He stated there is an increase in dogs off leash using the trails and is wanting an increase of the enforcement of this.

Fiona Nelson- 3417-063 – She stated they have been attacked by unleashed dogs at the Cub Lake as well as at Jack’s Hole. She offered suggestions as to how the rangers violate the offenders. WS stated there are things that can be done. Increasing enforcement and sending a stronger message are a good place to start.

**G. SUMMARY OF TODAY’S FOLLOW UPS**

- Add Budget Direction Memo to the December regular meeting agenda.
- WS to look into solutions to the off-leash dog problem and report back to the Board.
- Submit agenda items to the CSD for the Liaison meeting.

**H. ANNOUNCE UPCOMING MEETINGS AND NOTICES**  
**MEETINGS**

- No Special Monthly Board Meetings in November and December
- Regular Monthly Board Meeting, Tuesday, December 17, 2019 at 6:00 PM, OTCC Reception Area (Closed Executive Session prior to the Open Meeting)
- BVCS D/BVSA Liaison Meeting, Thursday, December 12, 2019 at 10:00 AM, BVCS D

**NOTICES**

- Closed Executive Session Board Meeting on November 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 – 1 item
  - Contracts – None
  - Delinquent Assessments – 7 items
  - Personnel Matters – 6 items
  - Compliance Officer Report – None

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

**I. ADJOURN REGULAR MONTHLY MEETING @ 7:13 PM**

Board Approval Date: December 17, 2019

Signed: Anita Bauer      Date: December 19, 2019

Secretary Board of Directors