

**EXECUTIVE SESSION AGENDA**  
**BOARD OF DIRECTORS MEETING**  
**MONDAY, JANUARY 22, 2024 ~ 6:00 PM**  
**MEADOWLARK HALL COMMUNITY CENTER**  
**12975 ROLLING RIDGE DRIVE**

<b>BOARD MEMBERS</b>	_____, President _____ Brian Hurst, Vice President _____ Brad Letner, Secretary _____ Cheri Boyd, Treasurer _____ Bill Scott, Director _____ Paul Stanton, Director _____ David Stolfus, Director
<b>STAFF</b>	Alfred Logan, General Manager Jeaneen Beam, Director Administration & HR

\* 7:20 PM Ryan McEachron, CEO ISU-ARMAC

\*\*7:45 PM Adam Haney, CPA Consortium

1. Call to Order
2. Roll Call
3. Approval of Minutes - Motion

A. Minutes Executive Session Meeting December 4, 2023	4
B. Minutes Executive Session Meeting January 15, 2024	8

Member Discipline

4. Personal Appeal			
A. Acct # 486593	CE/Arch	6:10 PM	9
B. Acct # 476951	CE	6:20 PM	48
C. Acct # 467426	CE/Arch	6:30 PM	57
D. Acct # 474879	CE	6:40 PM	70
E. Acct # 477044	CE	6:50 PM	79
F. Acct # 468669	PSD	7:00 PM	92
G. Acct # 485321	PSD	7:10 PM	96

5. Written Appeals

A. Acct # 466246	CE	102
B. Acct # 477072	CE	123
C. Acct # 469790	CE	140
D. Acct # 466729	CE	156
E. Acct # 470252	CE	170
F. Acct # 488251	CE	186
G. Acct # 467045	CE	200

6. Code Enforcement Citations - Contested and Uncontested Violations are presented to the Board for approval to issue citation/fine notices. Action will be taken at the Open Session Meeting.

7. Public Safety Citations presented to the Board for review and approval to issue Citation/Fine Notices. (2 Citations Submitted.) 222

8. Flag Policies - Update dropbox

9. Equestrian Estates Committee

A. Committee Assignment Application Review 231

B. Member Resignation Letter 232

10. Architecture Executive Committee – Action

A. Replacement of Director

11. Complaint – Member to Member 233

Legal

12. Updates on Properties

13. Gating the Community – Update

14. BOD Resolution to Record Notice of Default – Action 234

A. Acct 470057 APN #3088-351-39-0000

15. BOD Resolution NOS Trustee Sale Authorization Form – Action 235  
A. Acct #468873 Alterra File #553043

16. Grant of Easement - Update

Contracts

17. Insurance Presentation – Crum & Forster Specialty Ins Umbrella Policy – Action  
A. \*7:20 PM Presentation by Ryan McEachron ISU ARMAC dropbox
18. Consortium, Adam Haney \*\*7:45 PM
19. BAI Board Action Item 24-01-02 Board of Directors Election – Action 243
20. Bear Valley CC– Updates  
A. Maintenance Covenant
21. Meadowlark Park Architect - Update
22. Association Office Remodel – Update
23. Verizon Cell Tower MLP Lease Agreement – Update

Personnel

24. GM Review
25. Staff Updates

Adjourn