



OPEN SESSION RECAP

BOARD OF DIRECTORS MEETING

Meadowlark Hall Community Center

12975 Rolling Ridge Drive

Tuesday, October 24, 2023 ~ 6:00 pm

The Board of Directors of the Spring Valley Lake Association meeting was scheduled for Tuesday, October 24, 2023, at 6:00 pm. Below is a summary of what was discussed during the meeting.

BOARD MEMBERS	X Brian Bickhart, President
	X Brian Hurst, Vice President
	X Brad Letner, Secretary
	X Cheri Boyd, Treasurer
	X Bill Scott, Director
	X Paul Stanton, Director
	X David Stolfus, Director
	Alfred Logan, General Manager
	Jeaneen Beam, Director Administration & HR
	Nick Gonzalez, Director of Operations
	Lisa Falcetti, Director Public Safety
	Clint Summers, Code Enforcement & Architectural Manager
	Tieranie Hawkins Community Engagement Specialist

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Executive Session Summary –Brad Letner, Secretary
5. SECRETARY’S REPORT – Approval of Meeting Minutes – Motion
 - A. Minutes Open Session Meeting of September 26, 2023; **Approved**
6. GOVERNMENT AGENCY REPORTS
 - Steve Samaras Division Manager Dept Public Works CSA 64
 - **No representative present**

- Dennis Verhagen Representative SVL MAC-Municipal Advisory Council San Bernardino County
 - Kathleen Hardy informed the Board that the MAC committee has not met for the past couple of months.

7. COMMITTEE REPORTS

- Architectural Committee
 - JoAnne Romero reported that the committee has received 83 new applications and that 84 were inspected and closed. She also advised residents to redo plan when resubmitting an Architectural application for legibility, making it easier for the committee to understand them.
- Citation Committee
 - Bill Walters advised residents who receive courtesy notices to take care of their violations before reaching the citation phase.
- EQ Estates Committee
 - Zachary Henry informed that the rodent problem at the Equestrian Center has been taken care of by the SVLA staff. General Manager Logan informed that the issue of farriers' and veterinarians' conduct towards maintenance staff will be discussed at the next Equestrian Estates committee meeting.
- Finance/Budget Committee
 - No representative present
- Lake Committee
 - No representative present
- Gating the Community Task Force
 - Brian Hurst praised the work that the task force is doing and explained that the task force is having some trouble acquiring information from the county regarding traffic flow, access, and permits. The committee has drafted a list of estimated expenses, and the Board will apply for a permit for one gate to see what it would take to have them throughout SVL community.

8. CONSENT CALENDAR - MOTION

Citations – Code Enforcement and Public Safety Contested and Uncontested Violations presented to the Board for Approval to issue Citation-Fine notices. – Motion; **Approved**

9. TREASURER'S REPORT

- A. Receive and File the Treasurer's Report dated September 30, 2023; **Tabled**

DISCUSSION AND ACTION ITEMS

10. Board Action Item BAI 23-10-01 PSD Flooring – Action; **Approved**

11. Board Action Item BAI 23-10-02 Appointing Auditor FY 2021-2022 – Action; **Approved**.
 Levy Erlanger was chosen due to being cost effective and having history working with SVLA.

12. Meadowlark Park Architect – Updates

The Board sent the contract to the Architect about three weeks ago. The Architect promised the Board that it will be about 60 days until we start to see working documents for the park project.

13. Capital Improvement-Lake Management Funds – Action; Approved

With money leftover in excess, the Lake committee has requested a list of items, including a microscope, feeder fish, fish that will remove leeches from the lake, and more. The list of items the committee is looking to purchase will be put out to the community.

14. Fee Schedules Updates – Action; Approved

Fees are located on our website, www.svla.com.

15. Accounting Procedures – Update

General Manager Logan disclosed that SVLA will now be doing a hard close at the end of every month. Starting November 1st, amounts collected from Code Enforcement citations will now be identified on the financials. The auditor is also working on providing a centralized location for documents and procedures that the General Manager and all Board members can access going forward.

16. SVLA Communications App – Update

An in-person meeting for the community will be held with an SVLA app representative (communicating via ZOOM). The app will ultimately replace the *SVLA Breeze* newspaper due to being more cost effective. Features of the app will include check-in at amenities, ID card checks, information on clubs, and more.

17. Reserve Study Disclosure – Presentation & Action; Approved

The reserve study is located on our website, www.svla.com.

(Click the “Projects” tab and select “Reserve Study 2023-2024”)

18. Association Office Remodel – Update

SVLA did receive bids from twelve vendors, however only five showed up to meet with the SVLA Management team. We will provide more information as it becomes available.

A resident suggested that SVLA shop for furniture items from SVLA residents who own businesses to save on costs.

19. Wake Surfing Comment Period – Discussion & Action

A motion was made to have 120-day comment period to receive factual information with supportive documentation (articles, studies, etc.) from the community on their position of current lake rules and regulations.

A resident shared their concern about the distance of the buoys from the shoreline.

20. Swim Area Feedback; Tabled

The 30-day comment period for this topic is not complete.

21. Lake Coving History Disclosure

The disclosure is now available on our website at www.svla.com. We will continue to update the document as more events occur.

22. SVLA Club Application Form SVL Bunco – Action; **Approved**

Two applications submitted. Sunday night and Monday night request.

With the concern of attendance and the use of staff time for setup, the Board agreed to a 60-day trial period for the event.

23. Committee Assignment Applications – Action

A. Community Event Team – 5; **Approved**

B. Communications Committee-2; **Approved**

24. November and December Board Meeting Dates – Action; **Approved**

A. The regular scheduled dates for the Executive and Open Session Meetings in November fall on November 27 and November 28. These dates fall immediately following the Thanksgiving weekend. Generally, the meetings have been as attendance is low when they fall so close to the holidays.

B. The regular scheduled dates for the Executive and Open Session Board Meetings in December fall on December 25 and December 26. If there is a need to conduct business the meetings have been scheduled earlier in the month.

The next Executive Session Board Meeting will be held on Monday, December 4, 2023, and the next Open Session Board Meeting will be held on Tuesday, December 5, 2023.

25. Committee Action Item Request (CAIR) Architecture Committee – Under 30-day comment period for item A&B.; **Tabled**

A. SVLA EQ Split Rail Fencing – Committee requests the EQ Estates Committee and EQ estates Residents Review the suggested rule change for input.

B. Suggested that the permanent structure height of 9 feet be updated to 10 feet of maximum height at the EQ Estates Properties. (Gazebos, patio covers, sheds, etc.)

26. EQ Estate Parking Trailers on Properties Rule – Update from Committee – under 30-day comment period.; **Tabled**

27. Memorial Honor of Property Owners – Updates

The committee is working on guidelines and will have suggestions at the next Open Session Board meeting.

28. Flag Protocol – Veterans Club – Discussion

Veteran's Club has disbanded. The Board will wait for application submissions to start the club up again.

29. Flag Policies – Discussion/Action; **Tabled**

A. Parkway

B. Association Properties – Maria area, Community Center, and EQ Barn area

C. Property owners' lots - (out for 30-day review)

30. New Construction Site Fencing/Screen Cloth – Action; **Tabled**

31. PROPERTYOWNERS OPEN FORUM

- A property owner thanked the Board for everything they do for the community and also suggested that the Board provide a reply of receipt to emails sent to the collective Board email (Board@svla.com). They shared their disagreement with the proposed policy of extending the swimming area to 35FT. Being that the Bear Valley Country Club is now up for sale, they voiced their opinion that the club should consider going semi-public or public for financial stability. Director Hurst reassured the resident that the club being sold is not due to financial issues, but that the owner developed other investment goals.
- A property owner stated that they feel like the Equestrian Estates committee should be consulted before rules restricting farriers, veterinarians, and horseshoers, to areas outside of the barn are made by the SVLA management team.
- With the Country Club being up for sale, a property owner had questions about whether the golf course would remain a golf course. They also wanted to know the relationship between SVLA and the Country Club. Director Hurst explained that, as listed on the purchase agreement, SVLA has access to filter water on the club's property and that the club owners and SVLA will meet on a semiannual basis.
- A property owner wanted to know if SVLA had the first right of refusal for the Country Club sale. Director Hurst informed the resident that SVLA does have the first right and signed the waiver at the Executive meeting. Director Bickhart explained that the contract will likely be renegotiated and be presented to SVLA again with another first right of refusal. They wanted to know if military flags will be allowed and was told that the 30-day comment period on that subject had not yet ended. The resident wanted to know if SVLA could have a program allowing residents to do maintenance work in order to pay off their fines. General Manager Logan stated that it is a good discussion and explained the risk of liability.
- A property owner met with the General Manager of the Bear Valley Country Club regarding water levels of the ponds being low and presence of algae. Director Bickhart advised that although SVLA and the Country Club are separate entities, both are bound by SVLA's governing docs. Code Enforcement can inspect if the property is being maintained by the Club. Director Bickhart also advised that SVLA is waiting on a permit from the CA Water Board to treat the water with chemicals.
- A property owner wanted to know about the status of the revisions of SVLA by laws. General Manager Logan advised that the Board is waiting on verbiage from the attorney.

32. MANAGEMENT TEAM REPORTS (refer to website for individual report; www.svla.com)

- Director of Operation, Nick Gonzalez
 - Fish stocking schedule:
 - 3,000 lbs. - Week of October 16, 2023
 - 3,000 lbs. - Week of October 23, 2023
 - 2,000 lbs. - Week of November 20, 2023
 - 2,000 lbs. - Week of December 18, 2023
 - 1,000 lbs. - Week of January 15, 2024
 - 1,000 lbs. - Week of February 12, 2024
- Director Public Safety, Lisa Falcetti
 - Trick or treating in the SVL community (10/31) is from 6:00 PM to 8:00 PM. Public Safety, California Highway Patrol's & their volunteers, Sheriff's, Citizens on Patrol, and Fire Department, will all be out that night to assist.

- Director of Admin & HR, Jeaneen Beam
 - Reminded residents that Admin staff are now located in the Community Center. There is a drop box for after-hours located at the Public Safety Department.
 - The new year for boat registrations and slip rentals will begin November 1st. Encouraged residents to obtain a CA boater card.
- Code Enforcement & Architectural Manager, Clint Summers
 - Advised residents starting a project or needing an extension to notify the Code Enforcement/Architectural Dept.
 - Provided statistics on open and closed violations.
- Community Engagement Specialist, Tieranie Hawkins
 - Holiday Arts & Crafts Boutique will be held on Saturday, November 18, 2023, from 9:00 AM to 3:00 PM at the SVLA Community Center (12975 Rolling Ridge Dr., Victorville, CA 92395). We will have vendors selling a wide array of products, cosmetics, home décor, clothing, and more! It's a perfect time to find Christmas gifts for your friends and family.
 - The most recent 30-day comment period was sent out in the form of a survey to make it easier for residents to send comments, being that there were many topics up for discussion (horse trailer parking, flag policies, split rail fencing, and permanent structures). If you cannot find the email containing the survey or password, please call the Association Office at (760)245-9756 or the Public Safety Department at (760)245-6400.

33. GENERAL MANAGER'S REPORT

General Manager Logan discussed his excitement for improving SVLA's communication with an app. He encouraged residents to email him if they have inquiries that staff can't answer or would like a response. Explained that responses are not provided when residents email the Board email (Board@svla.com). The Board acts as one entity and cannot provide individualized responses.

34. BOARD OF DIRECTOR'S COMMENTS

35. ADJOURNMENT