



**OPEN SESSION MINUTES  
 BOARD OF DIRECTORS MEETING  
 JULY 24, 2012 6:00 PM  
 12975 ROLLING RIDGE DRIVE  
 SPRING VALLEY LAKE, CA 92395**

BOARD MEMBERS	<input checked="" type="checkbox"/> Jeff Morgan, President <input checked="" type="checkbox"/> Scott Eckert, Vice President <input checked="" type="checkbox"/> Ilene Bandringa, Treasurer <input type="checkbox"/> Derek Couse, Secretary <input checked="" type="checkbox"/> Jonathan Tasker, Director <input checked="" type="checkbox"/> Marvin Jobs, Director <input checked="" type="checkbox"/> Mike Visser, Director
STAFF	Leo Riley, General Manager Jeaneen Beam, Director Administration & HR Dennis Teece, Director of Operations Dave Osborn, Director Public Safety Paul Beam, Community Services Manager Dee Dee Walker, Controller
OTHERS	

**CALL TO ORDER**

Morgan called the Open Session Meeting of the Board of Directors to order on July 24, 2012 at 6:00 PM.

Pledge of Allegiance was led by Mike Visser

Roll Call was taken and recorded.

**HOMEOWNERS OPEN FORUM**

During Homeowners open forum, each owner may address the board for up to three minutes. A director or manager may briefly respond to statements made or questions posed. Speakers must observe rules of decorum and not engage in obscene gestures, shouting, profanity or other disruptive behavior. If a speaker is in the middle of a sentence when time is called, he/she may finish their thought before sitting down. The time guidelines ensure that others will have an opportunity to speak. Speakers may not allot their time to others. All persons must follow the Meeting Rules.

Joe Brady spoke about the Vision Plan and that it was great to see such a great turn out for the Vision Plan meeting.

## SPECIAL EMPLOYEE RECOGNITION – LISA HARTLEY

A formal recognition was presented by Morgan to Lisa Hartley for her dedication and going Above and Beyond the Call of Duty. Lisa was presented with a plaque and a letter of recognition. Morgan gave a report of an accident that happened on June 16<sup>th</sup> on Ridgecrest between Pebble Beach and Piute where a bicyclist was killed in a “hit n run” accident. This is a very sad event but Morgan did report that due to the new surveillance/video system and the dedication of Lisa an arrest was made. The surveillance/video system produced key evidence. Recognition goes to Lisa Hartley who is a dispatcher/officer in Public Safety. Lisa went through and reviewed the tapes and was able to give information to law enforcement agencies that ultimately led to an arrest.

### 1. SECRETARY’S REPORT

#### A. Approval of meeting Minutes Open Session June 26, 2012

MOTION 2012-            Motion by Bandringa, seconded by Eckert to approve the June 26, 2012 meeting minutes. Motion passed 6-0 with Couse Absent.

#### B. Approval of meeting Minutes Open Session June 18, 2012

MOTION 2012-            Motion by Bandringa, seconded by Visser to approve the June 18, 2012 meeting minutes. Motion passed 6-0 with Couse Absent.

### 2. CONSENT CALENDAR

#### A. Citations-Contested and Uncontested Violations presented to the Board for Approval to issue Citation-Fine notices.

MOTION 2012-            Motion by Eckert, seconded by Jobes to approve the contested and uncontested citations to issue fine notices. Motion passed 6-0 with Couse absent.

### 3. TREASURER’S REPORT

#### A. Received and File the Treasurer’s Report dated June 30, 2012

MOTION 2012-            Motion by Bandringa, seconded by Eckert to accept and file the Financial Report for the period ending June 30, 2012. Motion passed 6-0 with Couse absent.

#### 4. DISCUSSION AND ACTION ITEMS

##### A. Approval of Committee Members for the year of May 2012-May 2013

MOTION 2012- Motion by Eckert, seconded by Visser to approve the committee applications for Disaster Preparedness – Mike Cook and Communications Committee – Richard Schmitt. Motion Passed 6-0 with Couse absent.

##### B. BAI 12-07-01 Reserve Fund Money Market Account with Mutual of Omaha

MOTION 2012- Motion by Bandringa, seconded by Eckert to Switch EDP Money Market account to ICS account with Mutual of Omaha. Motion passed with Couse absent.

##### C. **“Vision of the Future”**

###### 1. Approving the formation of the Vision Exploratory Commission

###### Discussion:

Morgan: The commission is for the purpose of researching considerations for the Vision Project. Morgan suggested that each Board member have the opportunity to appoint one property owner to the Commission.

Tasker: Serious passionate concerns with the annexing into Apple Valley. Tasker is completely against the idea. There are many considerations before a commission is formed.

Eckert: We need to be concerned with the direction the community is going. The survey showed a very large percent of those survey felt the community is headed in the wrong direction. There are many considerations but there are also many positive aspects to the plan.

Bandringa: The commission will help get the community involved and is a good thing.

Visser: The commission is a good thing, it gets people involved. Agree that there are issues but research is needed.

Jobs: Agree that there are many concerns and questions. The community needs to be involved.

MOTION 2012- Motion by Bandringa, seconded by Eckert to approve the formation of the Vision Exploratory Commission. Motion passed 5-1, Tasker No, Couse absent. The floor was opened for comments from the audience.

##### D. Board of Director/Committee Chair Meeting

MOTION 2012- Motion by Eckert, seconded by Bandringa to approve the date of September 11, 2012 for the BOD/Committee Chair meeting. Motion Passed 6-0 with Couse absent.

E. Reserve Study

1. Motion to approve the Reserve Study

MOTION 2012- Motion by Eckert, seconded by Bandringa to approve the Reserve Study with the modification by staff. Motion passed 6-0 with Couse absent.

(The modification will be to correct the vehicle count. The study lists one Kia and it should show two.)

2. Set % to be funded for the 2012-2013 Budget

MOTION 2012- Motion by Visser, seconded by Eckert to establish 60% as the reserve funding goal for SVLA. Motion passed 6-0 with Couse absent.

F. Blog Policies

Leo Riley is to monitor what is posted on the blog and to remove if not appropriate.

G. Payroll Notification Policy

1. Policy regarding payroll notifications from Haney Inc. to Board Treasurer

The policy will remain the same.

H. Internal Organization-Club

1. Scrapbooking Class – Sandra Dorman

MOTION 2012- Motion by Bandringa, seconded by Eckert to approve the Scrapbooking Class as an internal club. Motion passed 6-0 with Couse absent.

5. PENDING BUSINESS

A. None

## 6. COMMITTEE REPORTS

- a. Architectural – Penny Mickelson gave a year to date report
- b. Citation – No verbal report for the meeting
- c. Communication – Dennis Verhagen reported the committee has been working on a budget for their wish list
- d. Financial – Jim Carr reported the committee has been working on the proposed budget to give to the Board for the 2012-2013 fiscal year
- e. Community Plan – No verbal report for the meeting
- f. Disaster Preparedness – No verbal report for the meeting
- g. EQ Estates – John Kurtz stated the committee is not turning in a budget request due to the economic situation. They have requested a camera be installed at the Catalina entrance. This will cover all the entrances.
- h. Family Social – No verbal report for the meeting
- i. Lake – Larry Hoover reported he is learning the history of the lake and the committee has realized that the lake needs vegetation. With clarity the plants will grow. Committee is studying how to step by step manage a lake.
- j. Public Safety – No verbal report for the meeting

## 7. BOARD CORRESPONDENCE

### A. Committee Action Item Request (CAIR)

#### 1. Equestrian Estates Committee

- a. Requesting a security camera at the Catalina entrance

This item will be looked at for the budget

#### 2. Community Planning Committee

- a. Submitted a Mission Statement, Committee Vision, and Description of the committee for approval

Item will be reviewed

#### 3. Community Planning Committee -

- a. Budget Consideration - This item has been referred to the Finance Committee

#### 4. Hank McGill - Restrooms at the Fishing Areas

#### 5. Bruce Ulrich – Fork in the Road

## 8. BOARD OF DIRECTOR'S COMMENTS

Bandringa- Complemented staff on the family festival and the excellent fireworks show, was the best show the community has had, Kudos

Visser- Encourage everyone to come to the July 26<sup>th</sup> Vision meeting

Tasker- Thanks for coming

Jobes- Awesome fireworks show and appreciate everyone for attending the meeting

Eckert- Thank you all for coming and for your comments, ham radio class was offered and 5 attended, all passed the test, another class will be offered in the fall there will be an orientation August 12<sup>th</sup> with a cost of \$40.00; please keep an open mind on the Vision plan until there are answers to the questions being asked

Morgan- Applaud the Board members for the openness of the discussions, this is the transparency and openness the Board wants to strive for, thanks for coming

## 9. MANAGEMENT TEAM REPORTS

- a. Director Public Safety, Dave Osborn
- b. Director of Operations, Dennis Teece
- d. Community Services Manager, Paul Beam
- c. Director Administration & HR, Jeaneen Beam

## 10. GENERAL MANAGER'S REPORT - Leo Riley

Dennis Verhagen was called on to suggest an idea he has to encourage attendance at the Board meetings. He would like to see a theme or topic for discussion to generate participation. For the members that attend the meetings and stay for the entire meeting there would be a drawing for a dinner.

## 11. Next Regular Board Meeting – August 28, 2012

## 12. Adjourn

MOTION 2012- Motion by Bandringa, seconded by Jobes to adjourn. Meeting was adjourned at 8:15 PM

An Open Town Hall Meeting immediately following the meeting. This is an opportunity to state any concerns or ask questions that you may have.

## 13. EXECUTIVE SESSION DISCLOSURE

*An Executive Session is conducted to consider litigation, matters relating to the formation of contracts with third parties, member discipline, and personnel matters.*

*In accordance with the state statute, notice is hereby given that the Executive Session Meeting of the Board of Directors was conducted on July 23, 2012. The Board addressed the following:*

- Approved the June 25, 2012 and July 10, 2012 Executive Session meeting minutes
- Reviewed Public Safety SOP
- Legal opinion regarding Architectural Counter Approval
- Retail Center Citation Update

*In accordance with the state statute, notice is hereby given that the Executive Session Meeting of the Board of Directors was conducted on August 15, 2012. The Board addressed the following:*

- Small Claims Appeals
- Legal Issues

Respectfully Submitted by:

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Jeaneen Beam

As an officer of the corporation, I do hereby certify that the foregoing Minutes are a true and correct copy of the meeting minutes approved by the Spring Valley Lake Association Board of Directors for the Board meeting conducted on April 24, 2012.
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Approved by:

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Derek Couse, Secretary SVLA Board of Directors