



OPEN SESSION MINUTES  
BOARD OF DIRECTORS MEETING  
JANUARY 28, 2020 6:00 PM  
MEADOWLARK HALL  
12975 ROLLING RIDGE DRIVE  
SPRING VALLEY LAKE, CA 92395

BOARD MEMBERS	<input checked="" type="checkbox"/> Ryan Williams, Vice-President <input checked="" type="checkbox"/> Brian Bickhart, Secretary <input checked="" type="checkbox"/> JoAnne Romero, Treasurer <input checked="" type="checkbox"/> Deedee Garcia, Director *by phone* <input checked="" type="checkbox"/> Lewis Ponce, Director <input checked="" type="checkbox"/> Robert Read, Director
STAFF	Alfred Logan, General Manager Jeaneen Beam, Director Administration & HR Nick Gonzalez, Facilities Manager Lisa Hartley, Director Public Safety
OTHERS	

1. CALL TO ORDER – Williams called the meeting to order at 6:01 pm.

Pledge of Allegiance was led by the Cub Scouts.

Roll call was taken and recorded.

2. Executive Session Summary -Bickhart reported items addressed in executive session were citations, legal issues, contract to renew legal retainer and personnel.

3. HOMEOWNERS OPEN FORUM

Dennis Verhagen asked about the candidate statement not printed in the Breeze.

Ron Harris spoke about California property rights.

Robert Read spoke about Little League, issues with the small dog park fencing, and requiring immunization records for dogs that visit the dog park.

Sharron Emery invited everyone to visit the members lounge a take a book or 3 or 5 books.

4. SECRETARY’S REPORT – Approval of Meeting Minutes

Motion by Bickhart and seconded by Ponce to approve the Open Session Meeting Minutes November 19, 2019. Motion passed.

## 5. GOVERNMENT AGENCY REPORTS and OTHER REPORTS

Field Representative from the Office of Assemblyman Jay Obernolte - No representative.

Don Holland, Policy Advisor to 1<sup>st</sup> District Supervisor Robert Lovingood – Mr. Holland reported 1/3 of the road work is complete; the road paving is a two-year project. The project should resume in March based on the temperatures. Victorville should begin the Yucca Loma to Green Tree project winter of 2021. Hope Team has been out counting the homeless and giving out information where they can receive assistance.

Deputy Kleveno from San Bernardino County Sheriff Department- No representative.

Officer Mumford California Highway Patrol- No representative.

Battalion Chief San Bernardino County Fire – Joshua Sprague was present with no changes of anything to report.

Steve Samaras Division Manager CSA 64 – Mr. Samaras gave a summary of his Operations Report. Also reported the meter replacement is 64% complete.  
Ann Darroch from CSA 64 reported on the new billing system.

## 6. 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

## 7. TREASURER'S REPORT

Motion by Romero and seconded by Bickhart to Receive and File the Treasurer's Report dated November 30, 2019. Motion passed.

## DISCUSSION AND ACTION ITEMS

### MEMBERS OR ASSOCIATE MEMBERS

***IF YOU WISH TO SPEAK DURING THIS TIME, PLEASE FILL OUT A CARD AND HAND IT TO THE RECORDING SECRETARY. WILL HAVE AN OPPORTUNITY TO MAKE COMMENTS OR ASK QUESTIONS REGARDING DISCUSSION AND ACTION ITEMS THAT ARE ON THE AGENDA PRIOR TO THE BOARD PRESIDENT CALLING FOR A VOTE. THE PRESIDENT OF THE BOARD WILL CALL ON YOU. THERE IS A LIMIT OF 2 MINUTES PER SPEAKER. AGAIN, PLEASE STATE YOUR NAME AND ADDRESS.***

## 8. Resignation Letter – Architectural Committee Chairperson

Myron Becker resigned from the committee. Thank you, Myron, for your many years of service.

## 9. Appointing Chairperson to the Architectural Committee

Motion by Bickhart and seconded by Read to appoint Karen Hillers as Chairperson to the Architectural Committee. Motion passed.

## 10. Task Force SVLA – SVLCC Updates

Shannon Shannon gave a review of the Task Force's Presentation to the Board. The Task Force consisted of 15 members. It was a 6-month process with much research. The Task Force has suggested 4 options; purchase, direct partnership, hybrid partnership, or no action. They recommend purchasing of the country club. Much more research will need to be done.

The presentation will be placed on the association's website by Friday, January 31, 2020.

## 11. SVLA – SVLCC Task Force Members

Motion by Williams and seconded by Read to appoint Bickhart, Romero, and Read to an Executive Committee to review the Task Force recommendations and report back to the Board with their findings and a recommendation. Motion passed.

## 12. Resolution to Lien

Motion by Bickhart and seconded by Ponce to approve the Resolution to Lien 16 Accounts for non-payment of regular assessments and/or special assessments. Motion passed.

Account Number
469370
468640
466267
470008
469505
466267
467404
468063
466824
469310
469575
469811
466601
467910
468405
466847

## 13. Board of Directors Election

### A. Resolution #10 Establishing Date of Record for the April 25, 2020 Election

Motion by Bickhart and seconded by Romero to approve Resolution #10 Date of Record to be set for March 23, 2020. Motion passed.

### B. Resolution #11 Voting of Association Properties for the April 25, 2020 Election

Motion by Read and seconded by Bickhart to approve Resolution #11 Association Properties may be counted only for the purpose of meeting quorum at the Board of Directors Election. Motion passed.

14. Rental Rule Exemption Request Acct#477210 – Action

Motion by Ponce and seconded by Romero to deny the Rental Rule exemption request for Acct#477210. Read abstained. Motion passed.

15. Set-Backs Rule Exemption Requests for 2 Properties

A. This request was tabled for more follow-up from the variances on Acct#466364. An executive Committee was formed to review the follow-up information for a final decision.

B. Motion by Bickhart and seconded by Ponce to adjust the set-back from the 20 feet to a 10-foot easement for Acct #470293. Romero abstained. Motion passed.

16. Crime Free Addendum

Motion by Read and seconded by Ponce to remove the Crime Free Addendum required for tenant membership. Motion passed.

17. Committee Guidelines Review - Update

Committees have submitted comments on the draft guidelines. These comments will be reviewed and added to the guidelines as suggestions for board review. The plan is to submit the draft to the Board in February.

Budget Committee presented a draft policy to the board for approval. The board will review and asked for this to be placed on the February agenda.

18. Youth Activities Committee

\$10,000.00 was budgeted for the committee. At this time no applications have been submitted for committee membership.

19. Planning Committee

Tabled.

20. Communications Committee

Tabled.

21. Resignation Letter Board Member

Rory Shannon submitted a letter of resignation from the Board effective January 1, 2020.

## 22. Election of Board Officers

Motion by Williams and seconded by Romero to name the following officers: Brian Bickhart President, Ryan Williams Vice-President, JoAnne Romero Treasurer, and Lewis Ponce Secretary. Motion passed.

## 23. Appointment to Fill Vacant Director Position

Motion by Romero and seconded by Garcia to appoint Sherri Boyd as a director to finish out the term through April 2020. Motion passed.

## 24. BOARD CORRESPONDENCE

### A. Letter Regarding the Planning Committee

## 25. COMMITTEE REPORTS

### Architectural Committee

Karen Hillers reported on the month's stats on applications.

### Budget Review Committee

Report was given earlier in the meeting.

### Citation Committee

No representative present.

### EQ Estates Committee

Karina Rodriguez gave updates on the meetings and stated the committee may reschedule the meetings to every other month.

### Lake Committee

Chris Hall reported they have been researching the cost of plants and will be able to purchase larger plants than the original plan for the islands. Tentative date to begin building of the islands is April 4, 2020. He also spoke about the filters and the back flushing.

## 26. MANAGEMENT TEAM REPORTS

Interim Director of Operations, Nick Gonzalez

Director Public Safety, Lisa Hartley

Director of Admin & HR, Jeaneen Beam

Community Services Report submitted by Naomi Patterson

## 27. GENERAL MANAGER'S REPORT

Alfred Logan

## 28. BOARD OF DIRECTOR'S COMMENTS

Each Director was called on for comments.

## 29. ADJOURN

The meeting was adjourned at 8:25 pm.

*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 January 27, 2020. The Board addressed the following:*

- Approved the Executive Session meeting minutes of November 18, 2019.
- Member discipline, citations
- Legal Updates
- Personnel

Respectfully Submitted by:

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Jeanene 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.

Approved by:

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Lewis Ponce