



OPEN SESSION MINUTES
BOARD OF DIRECTORS MEETING
Meadowlark Hall Community Center
12975 Rolling Ridge Drive
Tuesday, May 25, 2021 6:00 pm

BOARD MEMBERS	<input checked="" type="checkbox"/> Brian Bickhart, President <input type="checkbox"/> Brian Hurst, Vice President <input type="checkbox"/> Lewis Ponce, Secretary <input checked="" type="checkbox"/> Cheri Boyd, Treasurer <input checked="" type="checkbox"/> JoAnne Romero, Director <input checked="" type="checkbox"/> Bill Scott, Director by ZOOM <input checked="" type="checkbox"/> Brad Letner, Director
STAFF	Alfred Logan, General Manager Jeaneen Beam, Director Administration & HR Nick Gonzalez, Director of Operations Lisa Falcetti, Director Public Safety
OTHERS	

1. CALL TO ORDER - Bickhart called the meeting to order at 6:10 PM

Pledge of Allegiance was led by Brad Letner.

2.Roll Call was taken and recorded.

3.Executive Session Summary – Board Secretary

Beam report the following business was discussed during the Executive Session meeting April 26, 2021: approval of meeting minutes, member discipline, 2 appeals for citations, committees, legal updates, approval of a Resolution to Record Notice of Default on 2 properties, contracts were discussed regarding the country club purchase and personnel updates.

4. HOMEOWNERS OPEN FORUM

No comments.

5. SECRETARY'S REPORT – Approval of Meeting Minutes

- A. Minutes Open Session Meeting Minutes of April 27, 2021
- B. Minutes Annual Property Owners Meeting Board of Directors Election April 24, 2021
- C. Minutes Board of Directors Organization Meeting April 24, 2021

Motion by Romero and seconded by Boyd to approve the minutes listed above (A, B, & C). Motion passed.

6. GOVERNMENT AGENCY REPORTS

- Dennis Verhagen Representative from the MAC Municipal Advisory Council
The council reports to the county on projects they feel will benefit the community. One project in discussion is the sidewalk along Ridgecrest between Driftwood and Yates; what to do with the space between the sidewalk and the fence along the properties. CSA64 well on Mountain Meadows and the archway on the parkway are also being discussed. The next meeting will be June 16 at 8:30 AM.
- Samuel Shoup Field Representative to 1st District Supervisor Col. Paul Cook (Ret.)
No representative present.
- Steve Samaras Division Manager CSA 64
Mr. Samaras reported on items from his Operations Report. 97% of the meter replacement project is complete. A sketch was presented to the board of the proposed monument at the south end of the parkway that would replace the current archway. He asked that a survey be taken from the residents on the drawing. After the survey he is asking for the item to be placed on the agenda for further discussion and moving forward with the project. Mr. Samaras also reported that the water systems are operating well.
- Asst. Chief Dave Corbin San Bernardino County Fire Department
Reported the county has an Arson K-9 dog on the force. He also reported on how to report fireworks. Go to the website: sbcfire.org, scroll over the Quick Links tab, scroll down and click on Report Fireworks. Fill out the information and submit.
- Deputy Winegard San Bernardino County Sheriff
Was present but had no comments.

7. 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 by Letner and seconded by Romero to approve the Code Enforcement violations to issue citations/fines; no PSD violations were presented. Motion passed.

8. TREASURER'S REPORT

- A. Receive and File the Treasurer's Report dated April 30, 2021.

Motion by Boyd and seconded by Letner to receive and file the Treasurer's report dated April 30, 2021. Motion passed.

DISCUSSION AND ACTION ITEMS

9. Contingency/Liquidity Policy– Updates/Action

The liquidity Policy was tabled to the June Board meeting.

- A. Motion is need to designate excess funds from the 2019-2020 Fiscal Year Budget to the 2020-2021 Fiscal Year Budget to be used for the purpose of the purchase of the country club. If the purchase is not successful, the Board of Directors will reallocate the funds at that time.

Motion by Letner and seconded by Romero to designate excess funds from the fiscal year 2019-2020 budget to be used for the purpose of the purchase of the country club. If the purchase is not successful, the Board will relocate the funds at that time. Motion passed.

10. Operating Policy for SVLA Review/Action

Tabled for review.

11. Accounting Practices SVLA Review/Action

Tabled for review.

12. SVL Association / SVL Country Club – Updates

Escrow has opened on the country club.

Reviewing proposals from consultants. The consultant or consultants will work on getting information out to the community. Working with the association through the entire process and helping prepare for the vote by the community.

The Christovich report will be available within the next week. Property owners may request a copy of the report by submitting a request for information form.

13. Investment Recommendations

Motion by Letner and seconded by Boyd to approve the June CD Recommendation for the Reserves 48. Motion passed.

14. Resolution to Record Assessment Lien 1 Property

Motion by Romero and seconded by Boyd to approve the Resolution to Record Assessment Lien on Acct #467245; APN# 0482-054-01-0000. Motion passed.

15. Committee Assignment Applications

- A. Architectural Committee – 5 Applications
- B. Citation Committee – 2 Applications
- C. Communications Committee – 8 Applications

- D. Community Event Team – 4 Applications
- E. Community Plan Committee – 5 Application
- F. Equestrian Estates Committee – 2 Application
- G. Lake Committee – 8 Applications
- H. MLP Task Force – 3 Applications

Motion by Letner and seconded by Boyd to approve the Committee Assignment Applications as modified for 37 approved members. Motion passed.

16. Architectural Committee Chairperson Appointment

Motion by Romero and seconded by Boyd to appoint Karen Hillers as chairperson to the Architecture Committee. Motion passed.

17. CAIR 21-05-01 (Committee Action Item Request) – Communications Committee

- A. Board of Directors Meetings continue ZOOM and Facebook Live

Motion by Letner and seconded by Boyd to approve the Board meetings by ZOOM and/or Facebook live for the next 60 days; until the end of July 2021. Motion passed.

18. Above Ground Pools

There was discussion whether to revisit the rule that does not allow above ground pools. In 2020 there was discussion if above ground pools should be allowed. At that time changing the rule was denied. Again, there was no interest in changing the rules. Above ground pools are denied.

19. BOARD CORRESPONDENCE

- A. None

20. COMMITTEE REPORTS

- Architectural Committee – No representative present.
- Citation Committee - No representative present.
- Communications Committee – Dennis Verhagen reported the committee is looking at ways to update the association website, a new electronic sign, and different ways to get e-blasts out to members.
- Community Plan Committee - No representative present.
- EQ Estates Committee - No representative present.
- Finance Committee - No representative present.
- Lake Committee – Chris Hall reported the committee continues to look at ways to clean the lake, if the association is able to purchase the country club that will allow treating the water as it leaves the hatchery and before it gets to the lake, and they are also working on island maintenance. Plants need to be replaced that didn't make it through the winter months.

- Park Task Force – Roger Beam reported the task force is working on items for the park such as a splash pad and the skatepark. This info should be ready to present at the next board meeting.

21. MANAGEMENT TEAM REPORTS

Director of Operations, Nick Gonzalez
 Director Public Safety, Lisa Falcetti
 Director of Admin & HR, Jeaneen Beam

22. GENERAL MANAGER'S REPORT

Alfred Logan spoke about when a property owner is in noncompliance with their property and after no response to the notices, citations, and fines the property is then sent to the associations legal counsel. Court is not out preference but when a property owner refuses to comply that is the next step. Another problem is the community is RV parking in driveways. This is against the rules. Code Enforcement takes several steps to help with compliance. We are looking for compliance not citations and fines. Please pay attention to a courtesy notice when you receive it and communicate with staff. Thank you to the team for their hard work.

23. BOARD OF DIRECTOR'S COMMENTS

Bill Scott – Good meeting tonight. Lots of information, the Board is working hard for the community. There is a lot of things going on. Committees, the Board, and staff are all working. Impressed with everything going on.

JoAnne Romero – Thank you to the MAC committee. Thank you to the volunteers. Have a good Memorial Day.

Brad Letner – Recognized Nick Gonzalez for all his hard work. Thanked the Board and thanked Robert Read for the progress and where the association is today and moving forward with all the projects including the signed contract with the country club.

Cheri Boyd – Blessed to live in this great community and all the caring people. Exciting times right now, including the country club. Remember to honor our Veterans.

Brian Bickhart – Thank you to all that submitted committee applications. Bickhart also spoke about the passing of Don Sedam. He was so involved in the community. He helped develop the car club and the Yacht Club. He will be greatly missed.

24. ADJOURN

The meeting adjourned at 8:20 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 May 24, 2021. The Board addressed the following:

- Approved the Executive Session meeting minutes of April 26, 2021, and May 14, 2021.
- Member discipline, citations
- Legal Updates
- Contracts
- Personnel

Respectfully Submitted by:

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.
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Approved by:

Lewis Ponce