



# Bear Valley Springs Association Board of Directors

## SPECIAL BOARD MEETING

Monday, July 23, 2018 at 1:00 PM

BVSA Conference Room

### MINUTES

Open to All  
Members

#### A. ANNOUNCEMENTS:

**1. Call to Order and Pledge of Allegiance @1:00PM**

**2. Roll Call**

**Board Members Present:** President Todd Lander, Vice President Larry Thompson, Treasurer Guy Munday, Director Jim Panek, Director Monique Herbst

**Staff Present:** General Manager Cheramy Krueger, Controller Wesley Shryock, Admin Assistant Anita Bauer, ECC/Project Manager Debbie Shryock, Brandon Haynes (IGM)

**3. Intent to Tape the Meeting**

*This meeting will be digitally recorded to assist in capturing the minutes. Members attending the meeting are prohibited from using any sort of recording device during the meeting. This includes audio recorders, video recorders or any type of camera (including cell phone cameras).*

**4. Board Comments/Announcements:**

None

#### B. ADMINISTRATIVE & PROCEDURAL MATTERS / CORRESPONDENCE:

**1. Approval of Agenda:**

July 23, 2018 Special Board Meeting Agenda

**MOTION** by LT to approve the July 23, 2018 agenda.

**2nd by JP**

**MOTION APPROVED 5-0**

**2. Notice of Special Executive Session Board Meeting after the Open Session:**

Executive Session Board Meetings are confidential and therefore **CLOSED** to the membership. The BVSA Board of Directors will be holding a Special Executive Session Board Meeting immediately following open session conducting business that falls within the following categories:

- Member Items/ECC Matters – 9 items
- Litigation/Legal Matters – 1 item
- Contracts – None
- Delinquent Assessments – None
- Personnel Matters – 3 items
- Whistleblower – None

**3. Approval of Minutes:**

June 25, 2018 Special Board Meeting Minutes

**MOTION** by LT to approve the June 25, 2018 minutes.

**2nd by TL**

**MOTION APPROVED 5-0**

#### C. MEMBER COMMENTS:

#### D. BOARD BUSINESS / ACTION ITEMS: 6 items

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| <b>1.</b> | Discussion: 2018-2019 Board Goals: President TL asked if there are any suggested Board Goals. CK suggested - <b>Resolution on the Church Trail Encroachments</b> . She also gave the new Board members an update on what is currently taking place in regards to the Permits issued by the CSD. TL suggested the Board work with the CSD lease and renew the GM contract. TL would like to |
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	complete a cost analysis to installing security cameras. TL also suggested presenting a projected cost to design and placement of permanent shade covers at Cub Lake to be accomplished by Feb. 2019. TL would like a large gazebo and a long shade covering that is large enough to accommodate the clubs or functions. Large enough for a band or weddings. Storage underneath and electricity. Similar to the Philip Marx park. Special assessment will possibly be needed for these projects. GM evaluation and completion of GM goals are necessary for her evaluation. GM also suggested a greater usage at the pool and implement longer amount of time the pool is open (this may be a board goal). CK explained that the staffing is a huge deterrent to achieving this. She explained that she took this to the RAC Chair and has not seen a lot of excitement in regards to this.
2.	Discussion: 2018-2019 GM Goals - Guy Munday suggested an operational calendar. The hours and schedules of the various amenities. Amenity operations and openings and closings. Complete a cost analysis for a new membership card reader to be completed by Jan. 2019. Welcome packet was suggested as a GM goal. GM suggested looking at the details of a corporate credit card program in order to receive incentives back. JP and GM Cross-Utilization of employees as lifeguards, specifically WC staff.
3.	Discussion: 2018-2019 Board Amenity Tours Schedule- TL said an August Board tour should be scheduled. Country Club, Tennis courts, Pool, Horseshoe Pit and the Range. Monday August 13 <sup>th</sup> . 9:00AM. Meet at the BVSA office. Equestrian Center, upper campgrounds, Kawaiisu and schoolhouse. September 13, 2018 10:00 AM Meet at the EC.
4.	Discussion and Approval: Reserve CER for Kioti Tractor - Golf Maintenance <b>MOTION</b> by TL to approve Alternative One, Berchtold Equipment Co. for \$34, 863.25 Plus a 10% contingency to be funded from the reserve funds. <b>2nd</b> by LT <b>MOTION APPROVED 5-0</b>
5.	Discussion: Employee Appreciation Pool Party – August 6, 2018 - 5:00 PM Directors are invited to serve and participate.
6.	Discussion and Approval: Joseph Cooper – 3430-192 – Request for Variance CK suggested writing a letter to Mr. Cooper and highlight the C&R’s that reference that the ECC is the committee that can grant a variance, not the Board of Directors. The variance is only for architectural. Not for lot line adjustment.

**E. FOLLOW UP ITEMS FROM TODAY’S MEETING:**

CK to look into Cross-Utilization of employees as lifeguards, specifically WC staff.

DS to get a cost breakdown for a 20’x30’ shade structure at Cub Lake and another analysis of 3 shade structures which will include 2 - 12X14’s and a 20x30.

**F. ANNOUNCE UPCOMING MEETINGS:**

**BVCSD/BVSA Board Liaison Meeting**, Tuesday, August 14, 2018 at 9:00 AM, BVCSD Office

**Regular Meeting**, Tuesday, August 21, 2018 at 6:00 PM, Oak Tree Country Club

**Special Meeting**, Monday, August 27, 2018 at 1:00 PM, BVSA Conference Room

\*\*JP and LT to attend the Liaison meeting.

**G. ADJOURN SPECIAL MEETING: @2:15 PM**

**BOARD APPROVAL:**

**August 27, 2018**

**Date**

*Anita Bauer*

**Anita Bauer – Secretary**

**Bear Valley Springs Association**