



**OPEN SESSION AGENDA
BOARD OF DIRECTORS MEETING
AUGUST 28, 2012 6:00 PM
12975 ROLLING RIDGE DRIVE
SPRING VALLEY LAKE, CA 92395**

Notice of meeting: The Board of Directors of the Spring Valley Lake Association meeting is scheduled for Tuesday, August 28, 2012 at 6:00 p.m. in the Community Building, CB1, 12975 Rolling Ridge Drive, Spring Valley Lake, CA 92395

BOARD MEMBERS	<input type="checkbox"/> Jeff Morgan, President <input type="checkbox"/> Scott Eckert, Vice President <input type="checkbox"/> Ilene Bandringa, Treasurer <input type="checkbox"/> Derek Couse, Secretary <input type="checkbox"/> Jonathan Tasker, Director <input type="checkbox"/> Marvin Jobes, Director <input 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

Pledge of Allegiance

Roll Call

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.

Presentation by Patricia Vargas – SVL Teen Work Club

1. SECRETARY'S REPORT

A. Approval of meeting Minutes Open Session July 24, 2012 – Motion

2. CONSENT CALENDAR

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

3. TREASURER'S REPORT

A. Received and File the Treasurer's Report dated July 31, 2012 – Motion

4. DISCUSSION AND ACTION ITEMS

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

1. Communications – Richard Schmitt
William Martin

2. Disaster Prep – Mike Cook
Tricia Roth

3. Family Social – Shakeh Pollitt

4. Lake Committee – Ed Grace

5. Public Safety – Michael Ramirez

B. Committee Action Item Request (CAIR)

1. Lake Committee submitted a Mission Statement for approval - Motion

C. Special Topic to be added to the Homeowners Open Forum each month on the Open Session Agenda

D. Archway at the entrance of Spring Valley Parkway

E. Crime Free Lease Addendum – Legal Opinion

F. Community Building Storage Area

G. BAI 12-08-01 Satellite Lake Pictures

1. Lake Committee request to purchase satellite images of the lake

H. Public Safety SOP – Approval of the Use of Force Policy

I. 2012-2013 Annual Budget

1. Approval of the 2012-2013 Annual Budget, Reserve and Personal Property Replacement Schedules – Resolution 001 Motion
2. Reserve Funding Approval – Motion
3. Approval of Recommended Annual Assessment per Property Resolution 002 – Motion
4. Approval of Annual Assessments with Frequency and Due Dates – Motion
5. Tenant/Associate Membership Fee Approval Resolution 003– Motion
6. Accounting Policy Approval – Motion
7. Collection Policy Resolution 005 - Motion

5. COMMITTEE REPORTS

- a. Architectural
- b. Citation
- c. Communication
- d. Financial
- e. Community Plan
- f. Disaster Preparedness
- g. EQ Estates
- h. Family Social
- i. Lake
- j. Public Safety

6. BOARD CORRESPONDENCE

- A. None

7. BOARD OF DIRECTOR'S COMMENTS

8. 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, Jeanene Beam

9. GENERAL MANAGER'S REPORT - Leo Riley

10. Next Regular Board Meeting – September 25, 2012

11. Adjourn

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