



**OPEN SESSION MINUTES
BOARD OF DIRECTORS MEETING
APRIL 28, 2015 6:00 PM
12975 ROLLING RIDGE DRIVE
SPRING VALLEY LAKE, CA 92395**

BOARD MEMBERS

☒ Scott Eckert, President
☒ Stephen Garcia, Vice-President
☒ Amy Stanton, Secretary
☒ John D. Smith, Treasurer
☒ Robert McCoy, Director
☒ Jonathan Tasker, Director
☒ Mike Visser, Director

STAFF

Glenn Grabiec, General Manager
Jeaneen Beam, Director Administration & HR
Dennis Teece, Director of Operations
Paul Beam, Director Community Services
Alfred Logan, Director Public Safety

OTHERS

The meeting was called to order at 6:00 PM.

Pledge of Allegiance was led by the Boy Scouts

Roll Call was taken and recorded. Eckert introduced the board and announced the new board officers.

HOMEOWNERS OPEN FORUM-Speakers must be Members or Associate Members.

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. You must state your name and address.

Mary Teran commented favorably on the new signs in the EQ Estates

Brett Snow spoke about concerns with the rehab house opening in the EQ Estates

Scott Hert spoke about concerns with the rehab house in the EQ Estates

Mike Hines also spoke about the rehab house

SECRETARY'S REPORT

A. Approval of meeting Minutes

Motion by Stanton to approve the minutes of the Regular Open Session Meeting March 24, 2015; Seconded by Tasker. Motion passed 5-0. Stanton and Smith abstained. (not board members at the March meeting).

I. GOVERNMENT AGENCY REPORTS and OTHER REPORTS

A. Don Holland, Policy Advisor to 1st District Supervisor Robert Lovingood

Certificates were presented for the actions of Mike Paszkowski and Adrian Vindas for their effort and actions taken during the drowning incident in the lake.

The project for the paving of the City of Victorville owned part of the parkway will go out to bid soon. The repaving project of certain streets in the community should begin around August. The archway project plan is being finalized.

B. Dan Mejia, San Bernardino County Fire Battalion Chief

A report was given on the River Bottom fire. It was a permitted burn that got out of control due to the wind. Station 22 will receive additional staffing July 1, 2015.

C. Deputy Dave Romero, San Bernardino County Sheriff

No representative was present.

II. CONSENT CALENDAR - MOTION

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

Motion by McCoy to approve issuing Citation-Fines for contested and uncontested violations as modified; seconded by Visser. Motion passed 7-0.

III. TREASURER'S REPORT

A. Received and File the Treasurer's Report dated March 31, 2015

Motion by Smith to receive and file the Treasurer's Report dated March 31, 2015; seconded by Visser. Motion passed 7-0.

IV. DISCUSSION AND ACTION ITEMS

MEMBERS OR ASSOCIATE MEMBERS 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. IF YOU WISH TO SPEAK DURING THIS TIME, PLEASE FILL OUT A CARD AND HAND IT TO THE RECORDING SECRETARY. 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.

A. Crime Stats

Eckert gave a presentation on crime stats in Spring Valley Lake; the documentation was compiled from the San Bernardino County Sheriff's reports.

B. Tabled from February Board Meeting Board Action Item – BAI 15-02-02

Security Privacy Fencing Maintenance Yard EQ Center Parking Lot - Currently being researched—no updated information

C. Write-off Bad Debt

1. 5 Delinquent Owner Assessments/ Inactive Accounts Total Write-off \$9,396.11

Motion by Tasker to approve the Write-off of the 5 accounts presented; seconded by McCoy. Motion passed 7-0.

D. CTF (Community Task Force) Plan

Grabiec gave an overview of the workload and projects and asked where in priority this project should be with all the other projects in the works. The Board gave their approval for Eckert to help staff with the research of what it will take to implement the CTF plan.

E. May Board Meetings

1. The dates for the May Executive Session is May 25th which is Memorial Day and the Open Session is May 26th. Do to the holiday and the installation of the CB flooring it is requested that the May Board meetings be rescheduled one week earlier as follows:
Executive Session Monday, May 18th and Open Session Tuesday, May 19th, 2015.

Motion by Smith to approve the rescheduling of the May Executive meeting to May 18, and the Open Session meeting to May 19; seconded by Tasker. Motion passed 7-0.

F. BAI (Board Action Item) 15-04-01 Architectural Services for FA (Fishing Area) 8 and AO (Association Office) Remodel

Motion by Garcia to approve BAI 15-04-01 Architectural Services for FA (Fishing Area) 8 and AO (Association Office) Remodel; seconded by Stanton. Motion passed 7-0.

G. Capital Projects

Grabiec reported on the following projects which is a brief overview of some of the projects underway: Status of the median; playground equipment has been received, expected installation is summertime; barn mats are on order and once they are delivered a schedule will be posted for those who board their horses in the barn; arena fencing installation in the summer; CB remodeling is underway including the stack stone on the outside, painting will begin once the stone is complete, blinds and flooring to be installed in May; CSA64 was asked to review the associations water usage; Meadowlark Park updates are on hold as we will need to research any restrictions on landscaping with the water issues; Architect that is working on the new Arch Manual is working discovering all the variables of the community and how to address all the areas; the on-site inspection for the reserve study is scheduled and at this time the reserve study is funded at 58%.

V. COMMITTEE REPORTS

- A. Architectural – no comments given
- B. Citation – Shirley Sedam had no comments
- C. Budget Review – no comments given
- D. EQ Estates – Mary Teran reported during the Open Forum
- E. Lake – no comments given
- F. Community Task Force – no comments given

VI. BOARD CORRESPONDENCE

- A. No correspondences received

VII. MANAGEMENT TEAM REPORTS

- A. Director of Operations, Dennis Teece
- B. Director Public Safety, Al Logan Director
- C. Administration & HR, Jeaneen Beam
- D. Director of Community Services, Paul Beam

VIII. GENERAL MANAGER'S REPORT

- A. Glenn Grabiec

IX. BOARD OF DIRECTOR'S COMMENTS

Mike Visser welcomed Tasker back as a board member and Stanton and Smith to the Board; stated the board works for best interest of the community.

Jonathan Tasker thanked everyone for coming, welcomed Stanton and Smith to the Board and thanks for the votes.

John Smith thanks for the votes and looks forward to serving the community.

Amy Stanton thanks for the votes and the opportunity to serve.

Steve Garcia welcomed Stanton and Smith to the board and thanked staff for all they do.

Rob McCoy thanked everyone for stepping up for their community, thanked the staff and thanks for coming to the meeting.

Scott Eckert thanked all who ran and welcomed the new board members, it's a great team to work with, there are great things ahead and thanks for attending the meeting.

X. ADJOURN

Motion by McCoy to adjourn; seconded by Smith. The meeting adjourned at 7:30 PM.

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 April 27, 2015. The Board addressed the following:

- Approved the Executive Session meeting minutes of March 23, 2015 and the Special Executive Session Meeting Minutes of April 9, 2015.
- Member discipline, appeals and citations, collections, Notice of Sale, foreclosures, judgments
- Legal Issues- problem properties, Tamarisk Market Place
- 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.

Approved by:

Amy Stanton, Secretary SVLA Board of Directors