



OPEN SESSION MINUTES  
BOARD OF DIRECTORS MEETING  
SEPTEMBER 27, 2016 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, September 27, 2016 at 6:00 p.m. in the Community Building, CB1, 12975 Rolling Ridge Drive, Spring Valley Lake, CA 92395. The recording of any SVLA meeting without the prior written consent of the SVLA Board and verbal consent of all those in attendance at the meeting is prohibited.

BOARD MEMBERS

☒ Stephen Garcia, President  
☒ Amy Stanton, Vice-President  
☒ Christopher Huntingford, Secretary  
☒ John D. Smith, Treasurer  
☒ Robert McCoy, Director     \*\*left at approx. 7:30 \*\*  
☒ Jonathan Tasker, Director  
☒ Loran Keith, 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

1. CALL TO ORDER

Garcia called the meeting to order at 6:00 pm. Roll call was recorded.

Pledge of Allegiance was led by the Boy Scouts.

2. 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.

Robert Read requested that the Blue Star plaque be moved to a spot on the CB wall that has more space.

Staff was asked to move the plaque to a different location in the hallway.

### 3. SECRETARY'S REPORT

Approval of Open Session Meeting July 26, 2016 Minutes

Motion by Huntingford and seconded McCoy to approve the minutes of Open Session Meeting July 26, 2016. Motion passed 7-0.

### 4. GOVERNMENT AGENCY REPORTS and OTHER REPORTS

Ross Sevy, District Director for Assemblyman Jay Obernolte

Mr. Sevy reported on 12 Bills that are on the Governor's desk and 10 Bills that have recently passed.

Don Holland, Policy Advisor to 1<sup>st</sup> District Supervisor Robert Lovingood

Mr. Holland stated the road project should be completed by October 17. Some adjustments are being done to the archway drawings. He also reported on the care home proposed for SVL that Supervisor Lovingood was able to stop. Welfare fraud is under review and not tolerated. In 2015 Inmate trash clean-up program began. Since that time 578 tons of trash and tires, and a large clean-up project have been cleaned up.

Deputy M. Page, San Bernardino County Sheriff

Deputy Page reported on a 5 ½ hour sweep that occurred on September 23<sup>rd</sup>. There were 11 arrests. This was paid for by a grant program.

Dan Mejia, San Bernardino County Fire Battalion Chief

No representative was present.

### 5. 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 Stanton and seconded by Smith to approve fine-notices on all citations presented by Code Enforcement and Public Safety. Motion passed 7-0.

### 6. TREASURER'S REPORT

Receive and File the Treasurer's Report dated August 30, 2016

Motion by Smith and seconded by Keith to receive and file the Treasurer's Report dated August 30, 2016. Motion passed 7-0.

## 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.*

### 7. Resolution to Authorize Write-off of 1 account for Bad Debt

Motion by Smith and seconded by Huntingford to approve the Resolution to authorize one write-off in the amount of \$1,500.00 Acct#35059-01 for bad debt. Motion passed 7-0.

### 8. Resolution to Record Assessment Lien on 65 Properties

Motion by Smith and seconded by Keith to Record Lien on 65 properties. Motion passed 7-0.

### 9. Veterans Club Presentations – Updates

A. Fishing Area #1 Monument - Doug Fuller presented a rendering and the cost will be \$6000-\$7000.

B. Flag/Light Posts Center Median – Robert Read gave a presentation on replacing the street lamps on the parkway. For 25 light posts w/flag poles will be approximately \$6500. Lights for the poles will be \$60. Dennis Teece will meet with Robert Read to discuss the project.

### 10. Work-Out Stations at Fishing Areas – Updates

Dennis reported that Heritage Medical Group will purchase 5 workout stations for 5 fishing areas and plaques will be posted acknowledging Heritage for the donation.

### 11. Park Improvement – Updates

Huntingford reported on the survey and some of the requests for the park. A reminder of the survey will be sent out again on an e-blast and on Facebook. Grabiec reported that an architect has been secured for the project plans. Two town hall meetings will be scheduled possibly the week of October 10<sup>th</sup> on Wednesday and a Saturday.

### 12. Investment Review Recommendation for Board Approval

Motion by Keith and seconded by Stanton to approve the recommendation for investments. Motion passed 7-0.

### 13. Committee Assignment Application

Motion by Stanton and seconded by McCoy to approve the Architectural Application. Motion passed 7-0.

### 14. Spring Valley Parkway Entrance Monument – Discussion

Don Holland reported on this subject in his report.

### 15. Law Enforcement/First Responders Appreciation Sign (banner) – Discussion & Update

McCoy presented a sample of the banner. He suggested that there be at least two banners and also Veteran's appreciation banners. He said he is hoping for sponsors to pay for the banners.

### 16. Tree Removal at Fishing Areas – Discussion

There have been some concerns by property owners about the removal of trees at the fishing areas. Most of the trees that were removed were due to disease, damage and/or being invasive. Palm trees and other plants were planted at the fishing areas.

**\*\* Rob McCoy left\*\***

### 17. COMMITTEE REPORTS

Architectural – Gabor Besze gave an update on the last three arch meetings. 62 applications have been submitted. The first meeting of the month will be at 3:00 and the second meeting will be at 5:30.

Budget Review – No report

Citation – Shirley Sedam reported on the citation meeting. They had no appeal. The fine schedule is under review.

EQ Estates – Jennifer Smith reported that Art Bishop from the Town of Apple Valley spoke about water issues and the ballot subject of fire stations in Apple Valley. They discussed National Night Out and taking part next year. Stickers for horse trailers parked at the club house parking lot was discussed. There would not be a fee for the stickers. Wearing helmets will riding on the trails or in the arena was discussed and is under review. The question was asked, "Is there a noise ordinance for the retail center/Home Depot"?

Lake Committee – Don Sedam stated the committee has submitted their recommendations on the fine schedule. They also discussed the fish stocking schedule.

Community Planning Committee – Jeri Lawrence reported the committee will review the fine schedule. The committee met with the EQ Estates Committee about the park and discussed having Frisbee golf.

Motion by Smith and seconded by Huntingford to add CTF (Community Task Force) to the agenda for discussion. Motion passed 6-0, absent – McCoy.

Community Task Force – Rory Shannon will chair this task force. They are tasked with researching and investigating moving forward with Rule #3 on the Rental Restrictions. Applications will be prepared and available to join the Task Force.

#### 18. BOARD CORRESPONDENCE

None

#### 19. MANAGEMENT TEAM REPORTS

Director of Operations, Dennis Teece  
Director of Community Services, Paul Beam given by Dennis Teece  
Director Public Safety, Al Logan Director  
Director of Admin & HR, Jeaneen Beam

#### 20. GENERAL MANAGER’S REPORT

Glenn Grabiec

#### 21. BOARD OF DIRECTOR’S COMMENTS

Jonathan Tasker thanked everyone for attending and for their input. He thanked Glenn for all his hard work on the budget and collections.

Loran Keith thanked everyone for coming. Invite your neighbors next time. Be sure to get pet tags, they are free.

Christopher Huntingford asked everyone to push the park survey. Feedback is needed.

Christopher spoke on behalf of Rob McCoy about the career fair put on by the Sheriff’s. He would like to see more innovative ideas for events.

John Smith said it’s a great idea to have the trailer stickers and to make them mandatory for anyone parking their horse trailer in the EQ parking lot. Thank you for coming and bring a friend next time.

Amy Stanton spoke about the architectural manual meeting and committee shirts. She also spoke about the fishing areas and keeping greenery when possible and only removing trees if necessary.

Steve Garcia thanked Christopher on the park survey. He also thanked Supervisor Lovingood for everything he has done for the community.

#### 22. ADJOURN

Motioned by Smith and seconded by Stanton to adjourn at 8:30 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 September 26, 2016. The Board addressed the following:*

- Approved the Executive Session meeting minutes of August 22, 2016.
- Member discipline, citations, collections, Notice of Default, Fines
- Legal Issues- problem properties, Lawsuit Claim, rental restrictions
- Contracts –Audit
- 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:

\_\_\_\_\_  
Christopher Huntingford, Secretary SVLA Board of Directors