



## REGULAR SESSION OF THE BOARD OF DIRECTORS

Thursday, July 24, 2025, Minutes

**DATE AND LOCATION:** MULTIPURPOSE ROOM A

**CALLED TO ORDER AT:** 7:01 PM

**AUDIENCE MEMBERS:** Not Recorded

### BOARD MEMBERS PRESENT:

1. Keith McLean	4. Laurie Robinson	7. AJ Tischleder	10. Robb Gibbs-Excused
2. Taimi Van de Polder	5. Tom Henning	8. Rick Asai	11. Daniel Rodriguez-Excused
3. Linda Bradley	6. Ray Meador	9. Stu Mitchell-Zoom	

### ATTENDING:

**Staff Members:** Michael Bennet General Manager, Spencer Huston, IT

**Call to Order**

President McLean called the meeting to order at 7:01 PM.

Land Acknowledgement and Anti-Racism Statement.

#### 1. President called for motion to adopt the agenda.

**Motion:**

**Motion:** Move to adopt the agenda.

<b>Motion By:</b> Director Bradley		<b>Seconded By:</b> Director Van de Polder	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> Unanimous	<b>Against:</b>	<b>Abstained</b>	

#### 2. Announcements.

Sudden Valley Fair this Saturday 10:30AM-3:00PM

Tried to see if Tyler Byrd could come and speak with the Board again this evening but had not heard back from him.

#### 3. Property owner comments.

A member made comments acknowledging the good presentation the LRPC did on the Town Hall on Barn 6. Discussed suggestions made regarding revenue and how to use that revenue to offset capital funding.

#### 4. Consent Agenda-Approval of Minutes

**Motion:** Move that the Board approve the draft board meeting minutes from 7.10.2025, with minor corrections.

<b>Motion By:</b> Director Bradley		<b>Seconded By:</b> Director McLean	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> Unanimous X	<b>Against:</b>	<b>Abstained</b>	

## 5. Reports

### 5a. GM April Report (Distributed Pages 5-7)

#### 5b. Committee Updates

i) **Architectural Control**-none

ii) **Document Review**-We reviewed three different documents that are policies that are sorely in need of revising. Waiting for a response from the GM reviewing them.

iii) **Finance Committee**-No report. Joint meeting August 6-7 with Board and Finance.

iv) **Long-Range Planning**-Presentation by Brian West, who wants to put a coffee and ice cream place in the old administrator's office, the clubhouse, and since then he has met with Keith and Michael, and they are in process of negotiating. Hopefully, they can negotiate something, and then they bring back a lease to the board to approve.

v) **N&E Committee**-none

vi) **Safety Committee**- Someone approached the committee and pointed out we had no life rings on the wet slip docks. A couple have been ordered to place on each dock.

vii) **STR Taskforce**- Is close to offering the registration form and some additional information to go to the board, and the GM.

## 6. Continuing Business

### (a) Approval Request – Revised Quiet Pool Policy 2025.01

**Motion:** To approve the policy update 2025.0 1 with revised changes.

<b>Motion By:</b> Director McLean		<b>Seconded By:</b> Director Van de Polder	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> Unanimous	<b>Against:</b>	<b>Abstained:</b>	

Note: Check policy for correct sub-number

### (b) Approval Request -2025 Employee Handbook Final Revision

**Motion:** Move that the Board of Directors authorize the GM to finalize and implement the 2025 Employee Handbook as presented, including the incorporated revisions from Board Secretary Linda Bradley, and Hr. Consultants. One Digital.

<b>Motion By:</b> Director McLean		<b>Seconded By:</b> Director Bradley	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> 8	<b>Against:</b>	<b>Abstained:</b> 1	

## 7. New Business

### 7a. Board Resolution to form the SVCA Safety Committee

**Motion:** Move to approve the attached resolution to establish the SVCA Safety Committee, on July 24, 2025.

<b>Motion By:</b> Director McLean		<b>Seconded By:</b> Director Bradley	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> Unanimous	<b>Against:</b>	<b>Abstained:</b>	

**NOTE:** The signed resolution to be attached to the meeting minutes.

### 7b. Approval Request-SVCA Vehicle Registration Sticker Program

**Motion:** Move that the board of directors authorize the General Manager to implement the Parks Parking Use Assessment Plan and the vehicle registration

procedures, including the windshield sticker program, leaflet system for non-residents and associated communication efforts effective immediately upon approval

<b>Motion By:</b> Director Bradley		<b>Seconded By:</b> Director McLean	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> 8	<b>Against:</b> 1	<b>Abstained:</b>	

#### 8. Executive Session

**Motion:** Move to Closed Session at 8:31PM: Employment Agreement Renewal

<b>Motion By:</b> Director McLean		<b>Seconded By:</b> Director Bradley	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> Unanimous	<b>Against:</b>	<b>Abstained:</b>	

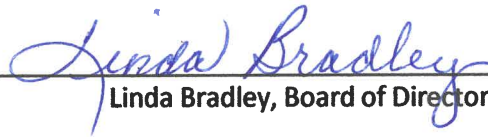
**Motion:** Move to Open Session at 9:56PM:

<b>Motion By:</b> Director McLean		<b>Seconded By:</b> N/A	
<b>Approved:</b> X	<b>Not Approved:</b>	<b>Tabled:</b>	<b>Died:</b>
<b>In Favor:</b> Unanimous	<b>Against:</b>	<b>Abstained:</b>	

**Action:** there was no action taken during closed session .

**Adjournment:** 9:56PM

Approved by: \_\_\_\_\_



Linda Bradley, Board of Directors Secretary