



REGULAR SESSION OF THE BOARD OF DIRECTORS

Thursday, September 26, 2024

Minutes

DATE AND LOCATION: MULTIPURPOSE ROOM A

CALLED TO ORDER AT: 7:00PM.

AUDIENCE MEMBERS: Not Recorded

BOARD MEMBERS PRESENT:

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

ATTENDING:

Staff Members: Jo Anne Jensen, General Manager. Spencer Huston, IT.

Call to Order

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

Land Acknowledgement and Anti-Racism Statement.

1. President called for motion to adopt the agenda.

Motion: Move to adopt the agenda.

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| Motion By: Director Bradley | | Seconded By: Director Van De Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained | |

2. Announcements.

Members can now begin to participate by Zoom.

The AGM ballots have been mailed. Ballot box has been installed at the Clubhouse.

Candidate Forums will be held in the Dance Barn October 2nd and 13th and a Meet and Greet on the 19th also in the Dance Barn.

3. Property owner comments.

Homeowners made comments.

Discussion about forming 2025 LRPC to look into revenue streams for SVCA.

Comments about Zoom now available for member comments.

Commented on the history about dues increases and past proposed increases.

4. Consent Agenda

Motion: Move to approve the minutes from August 8, 2024, and the minutes from August 22, 2024, as submitted.

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| Motion By: Director Bradley | | Seconded By: Director Van De Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |

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| In Favor: Unanimous | Against: | Abstained | |
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5. **Financial Report- July Financial Statements-** presented by Director of Finance, Joel Heverling.

6. **Continuing Business**

Resubmit Amended Board Policies

Motion: Move that the SVCA Board of Directors approve the board policies with recommended changes and rescind the one policy that has been recently updated to reflect changes in the state law. No vote taken.

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|------------------------------------|----------------------|--|--------------|
| Motion By: Director Bradley | | Seconded By: Director Van De Polder | |
| Approved: | Not Approved: | Tabled: | Died: |
| In Favor: | Against: | Abstained: | |

During discussion Director Bradley withdrew the original motion.

Motion: SVCA Board Directors, approve board policies with recommended changes and rescind the one policy that has been recently updated to reflect changes of the State law. This references policy numbers that are currently in place of 2005.01, 2010.08, 2017.03 and 2017.05 numbers to be updated after approval. No vote taken.

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| Motion By: Director Van De Polder | | Seconded By: | |
| Approved: | Not Approved: | Tabled: | Died: |
| In Favor: | Against: | Abstained: | |

During discussion, Director Van De Polder withdrew the amended motion.

Motion: Move that the Board of directors approve policy number 2005.01 Contract. Director Tischleder proposed a friendly amendment to that policy that would remove "operations" contracts from the purpose. (Read Contracts only.)

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| Motion By: Director Bradley | | Seconded By Director Van de Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained: | |

Motion: Move that the Board of Directors approve policy number 2010.08 Board Orientation.

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| Motion By: Director Bradley | | Seconded By Director Van de Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained: | |

Motion: Move that the Board of Directors approve to rescind policy number 2017.03 Director of Committee Chair Requests for Records and Information.

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| Motion By: Director Bradley | | Seconded By Director Van de Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained: | |

Motion: Move that the Board of Directors, approve to bring back the following policy, 2017.05 Board Member Committee, Chair Involvement in Association Management with changes.

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| Motion By: Director Bradley | | Seconded By Director Van de Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained: | |

Motion: Move the Sudden Valley Board of Directors approve policy number 2018.04, Discrimination and Harassment Policy and Procedures for Volunteers, including members of the Board of Directors.

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| Motion By: Director Bradley | | Seconded By Director Van de Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained: | |

7. New Business

7a. Capital Request #2 Golf Bridge Repair

Motion: Move that the Board of Directors approve \$25,459.73 from CRRRF for repairs to the #2 Golf bridge.

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| Motion By: Director McLean | | Seconded By Director Bradley | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained: | |

Closed Session: President Moved to go into closed session for personnel.

Motion: Moved into closed session at 8:25PM.

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| Motion By: Director McLean | | Seconded By: Director Van De Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained | |

Motion: President moved that the Board of Directors move back into open session at 10:29PM.

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

Closed Session Action:

Motion: Move that the Board delegate the authority to the Executive Committee to issue an offer letter and negotiate an employment contract with the chosen GM candidate.

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| Motion By: Director Bradley | | Seconded By: Van De Polder | |
| Approved: X | Not Approved: | Tabled: | Died: |
| In Favor: Unanimous | Against: | Abstained | |

Adjourned 10:29PM

Approved by: 
Linda Bradley, Board of Directors Secretary

