

**BELLA VISTA PROPERTY OWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING (WORK SESSION)  
SEPTEMBER 20, 2018 ° 9:00 A.M. ° COUNTRY CLUB BOARDROOM**

**BOARD MEMBERS PRESENT:** Chairperson Ruth Hatcher, Vice Chairperson Jim Abrahamson, Directors, Bruce Portillo, Patrick Laury, David Whelchel, Mary Sinkus, David Brandenburg, Mike Abb and Jerry Hover.

**BOARD MEMBERS VIA TELEPHONE:** None

**BOARD MEMBERS ABSENT:** None

**PROXY:** None

**OTHERS PRESENT:** Chief Operating Officer Tom Judson, General Counsel Doug McCash, Director of Finance and Administration Dwain Mitchell, Corporate Secretary Leia Bush, six guests and one media representative.

**I. CALL TO ORDER**

Chairperson Hatcher called the meeting to order at 9:00 am

**II. NEW ROUNDS REPORT FOR GOLF**

Tom Judson reviewed the new rounds report. Timeline includes January – August 2017 & 2018 along with Member, Non-Member and tournament play.

Director Abrahamson requested a header regarding the covered dates.

Director Laury requested notations be added to the report to help with tracking issues.

**III. STUMP DUMP UPDATE**

Doug McCash advised that there are ongoing talks with the ADEQ. At this time the POA is looking at other sites for a Stump Dump. One of the main concerns are Illegal Dumping. Director Portillo requested clarification on if we could reintroduce the westside stump dump. Mr. Judson stated that the ADEQ has informed us there is no chance the westside stump dump will reopen.

**IV. VOTING THE POA LOTS**

During the recent assessment vote campaign, there was some disdain from the Members on if the Board would vote the POA owned lots. The Board discussed numerous options with narrowing it down to two.

Options #1: The Board will not vote the lots at all.

Option #2: The Board will vote the lots proportionately with the Member vote.

**V. BRANCHWOOD UPDATE**

The renovation is going well. A video tour of the facility posted online has a little over 2,000 views. Tentative opening date is September 21<sup>st</sup> or 24<sup>th</sup>, 2018. Notice will be sent to the members with the re-opening information. Grand opening is scheduled for September 29<sup>th</sup>, 2018 from 10-2.

**VI. EXECUTIVE SESSION ANNOUNCEMENT**

The Board met in Executive Session on 9.20.18, to consider if Director Brandenburg violated policy 1.10. – Board of Directors Ethics. The Board considered the evidence and voted seven to zero that there was no violation.

Director Brandenburg issued an apology with regards to his comments at a community meeting on September 13<sup>th</sup>.

**VII. OPEN FORUM**

Linda Lloyd for Dave Barfield - On behalf of the BV Arts Counsel. She talked about the Crystal Bridges Children's Art Program.

Linda Lloyd – Made comments regarding a Mulching Operation rather than a Stump Dump and on POA Lot voting.

Ken Nelson – Voiced his opinion on the POA Lot Voting for the quorum. Expressed concerns on the amount of the Assessment Increase.

**VIII. ANNOUNCEMENTS**

a. Board of Directors Regular Meeting – Will be held on Thursday, September 27<sup>th</sup> at 6:30 p.m. in the Boardroom at the Country Club.

b. Strategic Planning Meeting – Vision, Mission and Values. October 2<sup>nd</sup> at 10:00 a.m. at Lakepoint. (Closed Session)

**IX. ADJOURNMENT**

Chairperson Hatcher adjourned the meeting at 9:36 a.m.