



Board of Directors Regular Meeting
July 23, 2020 – 6:00 p.m.
Boardroom at the Country Club
98 Clubhouse Drive, Bella Vista

Agenda

- I. Call to Order
- II. Pledge of Allegiance
- III. Announcement of Board Member Replacement
- IV. Executive Session Summary – July 7, 2020
 - a. Following interviews of candidates and after several rounds of discussion, the Board selected Mike Abb to serve as a Director until May 31, 2021.
 - b. Allegations of Misconduct were brought by a member against Chairperson Brandenburg, alleging violations of Policy 6.02 Section I.5.a. and Policy 1.10 Section II.11. The Board voted 6-0-1 (Director Hover abstained) that the allegations were without merit.
 - c. Seven identical Allegations of Misconduct were brought against Chairperson Brandenburg, alleging violations of Policy 1.10 Section II.5 and Section II.8. After lengthy discussion, the Board voted 5-1-1 (Director Fosdick voted against; Director Hover abstained) that the allegations were without merit.
- V. Approval of Minutes:
 - June 25, 2020 - Board of Directors Regular Meeting (**Board Vote**)
 - July 16, 2020 - Board Work Session Meeting (**Board Vote**)
- VI. Joint Advisory Committee Reports:
 - Lakes
 - Recreation
 - Golf
- VII. Financial Reports. The Financial Reports are available on the POA's website:
<https://bellavistapoa.com/governance/financials/>
- VIII. Last Month's Open Forum Comments and Questions:

- a. Joy Sawyer, Dillow Drive asked if Bella Vista Village and Bella Vista POA were one in the same entity and if the POA owned 650 lots under Bella Vista Village.
 - b. Beth Tracy, Rannoch Drive, spoke regarding Policy 3.07 *[sic]* and the privacy of our amenities with the passing of The 2020 Plan.
 - c. Steve McKee, Tiree Place, spoke regarding his recent removal from the Board, the promises connected to The 2020 Plan and the POA issuing guest passes.
 - d. Chris Rose, Barra Lane, spoke regarding Policy 3.04 and his recent email to the Board. He stated the policy is written fairly, but he would like to see more wording on the limitations of Association Guests.
 - e. Tommy Freytag, Pamona Drive, spoke regarding the removal of Mr. McKee and a lack of reasons given. Mr. Freytag disagrees with who was allowed to vote in the Executive Session and the Rules & Regulations Committee should change the policy to reflect why Directors are dismissed.
 - f. Missy Hyatt, Upavon Lane, spoke regarding the removal of a Director and then a policy change. She also asked what members gained by Participant Guests.
 - g. Stacy Berger, Headley Circle, sent in an email, that was read by Chairperson Brandenburg, regarding the removal of Director McKee and who was allowed to vote in the Board's Executive Session.
 - h. Mary Stewart, Gaydon Circle, sent an email, that was read by Chairperson Brandenburg, regarding a verbal exchange between Chairperson Brandenburg and Director Hover, that occurred on June 18, 2020. She also expressed concern with the wording of Policies 2.02 and 3.04 and the promises set forth in The 2020 Plan.
 - i. Elaine Rosen-Murphey, Naworth Circle, sent an email, that was read by Chairperson Brandenburg, regarding her concern with the proposed changes to Policy 3.04 and the spirit of The 2020 Plan.
 - j. Natalie Roller, Rountree Drive, sent an email, that was read by Chairperson Brandenburg, regarding the removal of Mr. McKee and the lack of consistency with standards that all Directors are held to. She also expressed her concerns with Policy 3.04 and non-member access to private amenities.
- IX.** Open Forum – Property Owner Comments. Comments are limited to three minutes per property owner.
- X.** Board or Management response to select Open Forum questions, comments, or concerns.
- XI.** Fire Training Land – Eminent Domain **(Board Vote)**
- XII.** Nomination from the Recreation Joint Advisory Committee:
- a. Scottie Smith for an initial three-year term. **(Board Vote)**
 - b. Denise Klinger for an initial three-year term. **(Board Vote)**

- XIII. Emergency Capital Items – Water Department (**Board Vote**)
- XIV. Officer Vote – Treasurer (**Board Vote**)
- XV. Signatory Change on Bank Account – POA Resolution 2020-02 (**Board Vote**)
- XVI. Policy 1.07, Board Meetings, first of two required readings (**Board Vote**)
- XVII. Scotsdale Bridge Project – Vote to waive the three-bid requirement. Crafton Tull Engineering was unable to secure three bids for this project. (**Board Vote**)
- XVIII. ANNOUNCEMENTS:
 - a. **Board of Directors GM Meeting** – Thursday, August 13th at 4:30 p.m. in the Boardroom at the Country Club. (CLOSED MEETING)
 - b. **Board of Directors Work Session** – Thursday, August 20th at 9:00 a.m. in the Boardroom at the Country Club.
 - c. **Board of Directors Regular Session** – Thursday, August 27th at 6:00 p.m. in the Boardroom at the Country Club.
- XIX. Adjournment