

**BELLA VISTA PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING (WORK SESSION)
DECEMBER 10, 2020 ° 9:00 A.M. ° COUNTRY CLUB BOARD ROOM**

BOARD MEMBERS PRESENT: Chairperson David Brandenburg, and Director Jerre Barron, Jr.

BOARD MEMBERS BY ZOOM: Directors Michael Abb, Teah Bidwell, Sandy Fosdick, Jerry Hover, Jan Simms, and Mary Sinkus.

BOARD MEMBERS ABSENT: Director David Whelchel.

BOARD MEMBER PROXIES: None.

OTHERS PRESENT: Chief Operating Officer Tom Judson, General Counsel Doug McCash, Treasurer Stacie Higgins, Corporate Secretary Tammie Loyd, Assistant Corporate Secretary Roxie Goines, Joan Glubczynski, no media, and one guest.

I. CALL TO ORDER

Chairperson Brandenburg called the meeting to order at 9:00 a.m.

II. ADDITIONS AND CHANGES TO THE AGENDA

Chairperson Brandenburg stated there is one addition to the agenda, which is the Three Bid Waiver Request for the Kingsdale Pool Capital project.

III. OPEN FORUM

There were no member comments or emails.

IV. RESPONSE TO OPEN FORUM

There were no member comments or emails to respond to.

V. THREE-BID WAIVER REQUEST

Chairperson Brandenburg stated the POA requested five bids for the pool resurfacing capital project and only two bids were submitted due to the extensive scope of the work. The Recreation team has recommended we select the low bid submitted by ASP and Color Surface, Inc. and respectfully request a waiver of the three-bid policy. The Board will vote on the three-bid waiver request at the December Regular Session Board Meeting.

VI. PROPOSED CHANGES TO BYLAWS, ARTICLE V, SECTION 2 (FIRST READING)

Chairperson Brandenburg stated the Rules and Regulations Committee recommends changes to Bylaws, Article V, Section 2 to clarify instances when more than three vacancies on the Board of Directors must be filled. This is the first of two required readings. The Board of Directors will vote on the first reading December 17, 2020.

VII. PROPOSED TRAIL ENHANCEMENT ON THE EAST SIDE AND PROPOSED TRANSFER OF LAND TO THE POA

Mr. Judson presented the proposed trail enhancements to the existing East Side trails and the proposed transfer of land from Gordon Hollow Holding LLC (ARKMO South parcel) and A & 12th Street LLC (Huntley parcel), with no increase in costs to the POA. The Board will vote on each issue at the December Regular Session Board Meeting.

VIII. ANNOUNCEMENTS

- a. **Board of Directors Regular Session** – Thursday, December 17th, at 6:00 p.m. in the Boardroom at the Country Club. **(NOTE DATE CHANGE)**
- b. **Board Candidate Informational Meeting** – Wednesday, January 6th at 4:00 p.m. in the Boardroom at the Country Club.
- c. **Recreation Joint Advisory Committee Meeting** – Monday, January 11th at 4:00 p.m. via Zoom.
- d. **Golf Joint Advisory Committee Meeting** – Wednesday, January 13th at 8:30 a.m. in the Boardroom at the Country Club.
- e. **Lakes Joint Advisory Committee Meeting** – Wednesday, January 13th at 2:00 p.m. in the Boardroom at the Country Club.
- f. **Board Candidate Packet Due Date** – Wednesday, January 13th by 5:00 p.m. to the Corporate Secretary.
- g. **Board of Directors GM Meeting** – Thursday, January 14th, at 4:00 p.m. in the Boardroom at the Country Club. **(CLOSED MEETING)**
- h. **Board of Directors Work Session** – Thursday, January 21st, at 9:00 a.m. in the Boardroom at the Country Club.
- i. **Board of Directors Regular Session/Board Candidate Lottery Drawing** – Thursday, January 28th, at 6:00 p.m. in the Boardroom at the Country Club.

IX. ADJOURNMENT

Vice Chairperson Brandenburg adjourned the meeting at 9:28 a.m.