

**BELLA VISTA VILLAGE PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING (REGULAR SESSION)
AUGUST 26, 2021, 6:00 p.m. • BOARDROOM AT THE COUNTRY CLUB**

BOARD MEMBERS PRESENT: Chairperson David Brandenburg, Vice-Chairperson Jerre Barron, Jr., Directors Mike Abb, Teah Bidwell, Sandy Fosdick, Jackie Gain, JB Portillo, and Jan Simms.

BOARD MEMBERS ABSENT: Director Jan Hagan

BOARD MEMBER PROXY: Director Portillo holds Director Hagan's unstipulated proxy.

OTHERS PRESENT: Chief Operating Officer Tom Judson, General Counsel Doug McCash, Treasurer Stacie Higgins, Corporate Secretary Tammie Loyd, Corporate Secretary Corinne Morin, three members from the media and four other members.

I. CALL TO ORDER

Chairperson Brandenburg called the meeting to order at 6:00 p.m.

II. PLEDGE OF ALLEGIANCE

III. CELEBRATING SUCCESS

Mrs. Carmen Burasco presented Kaitlin Adkins with a Celebrating Success Award for going above and beyond to help a fellow employee's spouse who was having a medical emergency. Through Kaitlin's diligence and persistence, she was able to track down who the employee was with little to no information. The employee was told of the spouse's medical emergency thanks to Kaitlin's quick response and use of resources.

IV. APPROVAL OF MINUTES (BOARD VOTE)

Chairperson Brandenburg called for a motion to approve the minutes of July 22, 2021, Regular Session Board Meeting. Director Portillo motioned to approve the Board of Directors July 22nd Regular Session Board Meeting minutes. Director Bidwell seconded. There was no discussion. The motion passed unanimously.

Chairperson Brandenburg called for a motion to approve the amended minutes of August 17, 2021, Working Session Board Meeting. Director Gain motioned to approve the Board of Directors August 17th Working Session minutes. Director Simms seconded. There was no discussion. The motion passed unanimously.

V. JOINT ADVISORY COMMITTEE REPORTS

To review the minutes of each Joint Advisory Committee's meeting, please visit our web page, <https://bellavistapoa.com/governance/committees/>.

Mr. Judson stated the Lakes JAC had their election of officers. The 2022 Capital Projects were discussed and submitted to management. Also, several POA members were concerned about boating rule violations on Loch Lomond. There will be signage improvements on Stoneykirk and the necessity for continued enforcement with Lake Rangers was discussed.

On behalf of the Rec JAC, Mr. Stockman stated there were some comments received regarding the Gear Garden and adding a shelf under the window for patrons while paying. There have also been member comments regarding extending hours at the pools and rec centers and more recreational activities for children. The remainder of the summary for the Rec JAC can be found by visiting the POA website.

Mr. Judson stated the Golf JAC discussed golf rounds were up from 2020. Country Club irrigation repairs are currently being addressed. Kingswood is still in need of sod. Scottsdale greens were aerated. The AJGA tournament will be at Highlands September 3-6, 2021.

VI. FINANCIAL REPORT

Controller Stacie Higgins presented the July financials. The presentation and financials are available on our website at <https://bellavistapoa.com/governance/financials/>.

VII. OPEN FORUM – PROPERTY OWNER COMMENTS LIMITED TO 3 MINUTES

No member comments

VIII. RESPONSE TO OPEN FORUM

N/A

IX. APPOINTMENT OF NEW CORPORATE SECRETARY

Chairperson Brandenburg called for a motion to appoint Corinne Morin as the new Corporate Secretary for the Bella Vista POA. Director Portillo motioned to appoint Corinne Morin as the new Corporate Secretary to the Bella Vista POA. Director Bidwell seconded. There was no discussion. The motion passed unanimously.

X. CHANGES TO POLICY 8.01-*Directors and Officers Indemnification*-First of two required

Readings. Chairperson Brandenburg called for a motion to approve the first of the two required readings. Director Portillo motioned to approve the first of the two required readings. Vice-Chairperson Barron seconded. There was no discussion. The motion passed unanimously.

XI. CELL TOWER BUYOUT PROPOSAL

Tom Judson stated the POA has been approached by two separate companies offering to buy out the current cell tower monthly payment leases. Currently there are four cell tower leases. No motion was made, and the Board of Directors agreed to discuss this at another time.

NEW BUSINESS

XII. Director Abb requested that we give a moment of silence out of respect for Barbara Doyle.

XIII. ANNOUNCEMENTS

- a) **Rules & Regulations Committee Meeting** – Thursday, September 9th at 1:30 p.m. in the Boardroom at the Country Club and via Live Stream.
- b) **Recreation Joint Advisory Committee Meeting** – Monday, September 13th at 4:00 p.m. in the Boardroom at the Country Club and via Live Stream.
- c) **Lakes Joint Advisory Committee Meeting** – Wednesday, September 8th at 2:00 p.m. in the Boardroom at the Country Club.
- d) **Golf Joint Advisory Committee Meeting** – Wednesday, September 8th at 4:00 p.m. in the Boardroom at the Country Club.
- e) **Board of Directors GM Meeting** – Thursday, September 9th at 2:30 p.m. in the Boardroom at the Country Club. **(Closed Meeting)**
- f) **Board of Directors Working Session** – Thursday, September 16th at 9:00 a.m. in the Boardroom at the Country Club and via Live Stream.
Board of Directors Regular Session – Thursday, September 23rd at 6:00 p.m. in the Boardroom at the Country Club and via Live Stream.

XIV. ADJOURNMENT


Chairperson Brandenburg adjourned the meeting at 6:43 p.m.

Submitted:

Approved:



Corinne Morin, Corporate Secretary



David Brandenburg, Chairperson