

**BELLA VISTA PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING (WORK SESSION)
JANUARY 20, 2022, ° 9:00 A.M. °
BOARDROOM AT THE COUNTRY CLUB AND VIA ZOOM**

BOARD MEMBERS PRESENT IN PERSON AND VIA ZOOM: Chairperson David Brandenburg, Vice Chairperson Jerre Barron, Jr., Directors Teah Bidwell, Jackie Gain, JB Portillo, Jan Hagan, Jan Simms, Sandy Fosdick, and Mike Abb.

BOARD MEMBERS ABSENT: None

BOARD MEMBER PROXIES: None

OTHERS PRESENT: Chief Operating Officer Tom Judson, General Counsel Doug McCash, Chief Financial Officer Stacie Higgins, and Corporate Secretary Corinne Morin.

I. CALL TO ORDER

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

II. CHANGES OR ADDITIONS TO THE AGENDA

There were no changes or additions to the agenda.

III. OPEN FORUM

There were no member comments.

IV. BOARD OR MANAGEMENT RESPONSE

There were no member comments for response.

V. TAVISTOCK & LESBURY TRAIL PROPOSAL

POA Member Tony Cristee attended the meeting to answer any questions regarding his proposal for a connector trail at Tavistock Drive/Lesbury Lane. Mr. Judson presented the PowerPoint presentation that Mr. Cristee had put together for the Board to see. It was noted that Mr. Cristee was successful in getting support from the Trailblazers for this project, which means there would be no cost to the POA for a minimum of three years for this connector trail. The Board will vote on this project at the January 27th Regular Session Board Meeting.

VI. ANNUAL APPOINTMENT OF CORPORATE OFFICERS

Chairperson Brandenburg explained that corporate officers will be appointed by the Board for one (1) year terms unless an interim corporate officer is needed. In accordance with Article VII of the Bylaws, each year the Board appoints the positions of President, Vice President, Treasurer, Secretary and Assistant Secretary. The Board will vote on the

appointment of the corporate officers on Thursday, January 27th at the Regular Session Board Meeting.

VII. RECREATION COMMITTEE NOMINATIONS

Chairperson Brandenburg explained that the Recreation JAC Committee has two vacancies to fill. Three candidates applied for the openings and the Committee selected Kathleen Coughlin and Cindy Thompson to be appointed to the committee. These nominations will be voted on at the January 27th Regular Session Board Meeting.

VIII. 2021 MEMBER SURVEY RESULTS

Chairperson Brandenburg stated that the results from the 2021 Member Survey would be presented at the January 27th Regular Board Meeting and posted to the website.

IX. CAPITAL PROJECT-BOAT MOTOR

Mr. Judson explained that for the 2022 Budget we had just under \$10k in the Operating Budget for the purchase of a replacement boat motor. At the time of writing the budget we were under the impression that we would not have to pay sales tax on the replacement motor. Upon consulting with BKD, we recently found out that we do have to pay sales taxes on this purchase which will cause the cost of the motor to exceed \$10,000. The cost of the motor before taxes was \$9,633 and \$10,548 after taxes. Since the purchase is over \$10k we are asking the Board to allow this purchase to be a capital project. The funds that were in the Operating Budget will go unused to compensate for the unexpected capital project, as a result there will be no impact to the budget as a whole. The Board will vote on this Capital Project at the January 27th Regular Session Board Meeting.

X. ANNOUNCEMENTS

- a. **Board of Directors Regular Session/Board Candidate Lottery Drawing** – Thursday, January 27th at 6:00 p.m. in the Boardroom at the Country Club and via Live Stream
- b. **Lakes Joint Advisory Committee Meeting** – Wednesday, February 9th, at 2:00 p.m. in the Boardroom at the Country Club and via Live Stream
- c. **Golf Joint Advisory Committee Meeting** – Wednesday, February 9th, at 4:00 p.m. in the Boardroom at the Country Club and via Live Stream
- d. **Rules and Regulation Committee Meeting**- Thursday, February 10th at 1:30 p.m. in the Boardroom at the Country Club and via Live Stream
- e. **Board of Directors GM Meeting** – Thursday, February 10th at 2:30 p.m. in the Boardroom at the Country Club and via Live Stream (**CLOSED MEETING**)
- f. **Recreation Joint Advisory Committee Meeting** – Monday, February 14th, at 4:00 p.m. in the Boardroom at the Country Club and via Live Stream
- g. **Board of Directors Work Session** – Thursday, February 17th, at 9:00 a.m. in the Boardroom at the Country Club and via Live Stream

h. Board of Directors Regular Session – Thursday, February 24th, at 6:00 p.m. in the Boardroom at the Country Club and via Live Stream

XI. ADJOURNMENT

Chairperson Brandenburg adjourned the meeting at 9:21 a.m.