

Bay Club

Board of Directors Special Meeting

Date: 01.02.2015
Place: Alpine Bank Conference Room
Time: 2:00 PM
Minutes Recorded By: Pat Miller

Call to Order

2:10 PM

Attendees

Board members present: Janis Taylor. Randy Beeson, Laurie Helmick, and Craig Kinney were in attendance via teleconference. Pat Miller, Community Association Manager; Jon Obel, Area Community Manager; and Mark Wyman, Executive Director represented Wilderdest Property Management. Owners present were Carol/Bob Faust (106), Karlyn/Srikant Vasan (215), Mimsi/Tom Milton (116) and Barbara Gallivan (104).

Old Business

Election of Officers

The election process and structure of the Board were reviewed.

RESOLUTION: Upon motion made, duly seconded and passed unanimously, the Board approved using the existing election process and Board structure.

RESOLUTION: Upon motion made, duly seconded and passed unanimously, the Board elected the following officers:

| | |
|-----------------------|-----------------------|
| President | Randy Beeson |
| Vice President | Craig Kinney |
| Secretary | Laurie Helmick |
| Treasurer | Janis Taylor |

New Business

Revisit Complaint and Courtesy Letter re: Barking Dog 2014.06.08

The complaint was rescinded and the violation will be removed from the website.

Executive Session – Discussion of Potential Legal Matter

The Board went into Executive Session at 2:25 PM and returned to the special Board Meeting at 2:49 PM.

RESOLUTION: Upon motion made, duly seconded and passed three in favor and one abstaining, the Board approved having WPM write a response to the attorney per the

directives in Executive Session. The response will be circulated to the Board for approval prior to being sent.

The Board encouraged the owners of Unit 116 to send a separate and detailed request to the Board concerning the trimming of the tree that blocks their view.

Revisit Use and Approval of Legal Service

- Richmond Sprouse Recent Service and Invoice – The outstanding balance for the Pet Policy was discussed.

RESOLUTION: Upon motion made, duly seconded and passed unanimously, the Board approved the payment of the invoice and will give the attorney input on desired changes to the newly drafted Pet Policy after the next Board Meeting.

- Process for Engaging and Approving Future Legal Services and Expenses

RESOLUTION: Upon motion made, duly seconded and passed unanimously, the Board tabled this agenda item until the Board Meeting February 23, 2015.

Owner Forum

- Unit 106 Owners – Reported that the upper steps are very slick and requested that sand be added to the paint the next time the steps are painted.
- Unit 215 Owners – Requested an explanation of why recycling was discontinued. The Board explained that issues with single stream recycling such as contamination and not allowing glass as of January 1, 2015, were the reasons the Board made the decision to discontinue. They also requested information on unit inspections. Management explained that information on unit inspections will be discussed at the February 23, 2015 Board Meeting. Karlyn Vasan also requested that she be considered for the open Board position.
- Unit 116 Owners – Requested the results of the survey for a marijuana policy. Management reported that there was not enough owner support to move forward on a marijuana policy.

Other Business

The new Board President thanked:

- Wildercrest for their support of the Bay Club Board and HOA,
- The Board Members for their time spent and service to the HOA,
- The Homeowners that took time to attend the Special Board Meeting, and
- Laurie Helmick for her service as the Board President.

Date of Next Board Meeting

February 23, 2015 4:00 PM

Adjournment

RESOLUTION: Upon motion made, duly seconded and passed unanimously, the Board adjourned the Special Board Meeting at 3:03 PM.