

**Glenshire Devonshire Residents Association
Board of Directors Meeting
Agenda
February 14, 2018 6:00 P.M.
Glenshire Clubhouse 15726 Glenshire Dr, Truckee, CA 96161**

I. Call to Order and Roll Call:

Board members: President: Jamie Brimer // Vice President: Richard Lichti // Treasurer: Pam Stock // Secretary: Devin Bradley // Director at Large: Martha Frantz

II. Pledge of Allegiance:

III. Property Owner Comments

(Items not on the agenda)

This time is set aside for any GDRA member in good standing to address the board on any matter not on the agenda. Testimony related to any agenda item should be addressed at the time that item is considered. Each speaker will be limited to 3 minutes but speaker time may be reduced at the discretion of the board President. The board may take no actions on items brought up at this time but may request that they be placed upon the agenda for a future meeting.

IV. GDRA Board Member Comments

This time is set aside to provide any sitting member of the GDRA board to suggest / request new or previous items for future agendas. At this time GDRA board members may request that items on the agenda be moved on the agenda to serve the interest of the attending members of GDRA.

V. Presentation

1. The Tahoe Truckee Unified School District [TTUSD] has launched a district-wide "Join the Conversation" effort to engage our residents, businesses and stakeholders in a community dialogue about maintaining a well-rounded education for all TTUSD students.

VI. Workshop and Discussion

Discussions will use the following format: (a) staff report, (b) board discussion (c) GDRA Homeowner comments (*comments can be limited to 3 minutes*) (d) board deliberation and action.

2. Resolution setting spending limits without board approval
Why is this item on the agenda?
To let staff operate day to day operations within a reasonable budget amount without the necessity of board approval for smaller expenditures.
3. Scheduling Annual meeting date and list of events
Why is this item on the agenda?
Staff will need time to secure any vendors and accessories for annual meeting. The Board should also discuss on scope of activities, if any, that would take place on the same day as the annual meeting. Currently the Annual meeting is scheduled for Saturday September 1, 2018
4. Setting a date for the board to review the Strategic plan
Why is this item on the agenda?
As part of the Strategic plan the GDRA Board of Directors should revisit the direction it is taking to keep on course.

5. Choosing light pole for clubhouse lighting
Why is this item on the agenda?
The board had staff experiment with some temporary lighting in the clubhouse parking lot. If the board would like to keep the lighting permanent poles should be chosen and constructed using capital expenses. There would be 2 poles to be placed costs would be dependent upon style chosen plus labor. Costs could vary from \$500 per pole to over \$6,000 per pole.

6. Renewing the 2017 GDRA Board of Director's aggressive defensible space enforcement policy
Why is this item on the agenda?
2017 brought the most deadly and destructive fire season in history with substantial loss of life and property. Lack of defensible space on properties was a major contributor to fueling these fires caused many compliant properties to also be lost due to the increased heat and spread of fire. Getting an entire community to protect their property greatly reduces the possibility of a catastrophic event from occurring. An aggressive fine and compliance policy is one way GDRA can help the seriousness of this issue.

7. Ongoing hosting of a cardboard recycling dumpster.
Why is this item on the agenda?
Over the Christmas season staff experimented with hosting a cardboard dumpster due to the increased amount of cardboard caused by the convenient online shipping platforms. This was very well received by the membership and is well used with only a small amount of labor from staff to clean up around the dumpster. If the GDRA board votes to continue the hosting of the cardboard dumpster it should consider the monthly cost of approx., \$50 some minor increase in staff labor, visual impact and the possibility of building a visual screen.

VII. Community Update

These items are updates on committees, community projects, and other items that may be of interest to the GDRA board of directors or the community. The GDRA board may choose to motion to consent that the items were reviewed or a board member or a member in attendance may ask to pull items for discussion.

8. General Manager's report
9. Copies of Correspondence
10. Design Review Committee Meeting Minutes
11. Monthly financial reports
12. Short Term rental committee update
13. Approval of Minutes of November 8, 2017 regular meeting
14. 2018 HOA Certification Letter
15. Communicating the Message of Membership Value
16. Neighboring HOA architectural standard fee schedule
17. Neighboring HOA interesting special accommodation issues.

VIII. Executive session

(This time is set aside to discuss litigation, contracts with non-owners, owner discipline and personnel matters requested by any member who may be subject to a fine, penalty, or other form of discipline, and the member shall be entitled to attend the executive session.) Civil code 4935

Format:

Any person listed in this session has the right to attend, have the session kept private by asking the board to remove from the room any persons not involved with any individual subject. The board has the right to remove all parties except the property owner on title from the meeting. The board may ask staff to brief them on the subject. Owners will be limited to 3 minutes to comment but speaker time may be reduced at the discretion of the board President. The owner shall leave after they have made their statement and the board may deliberate on the subject. The board shall deliver a written (email, fax, first class or other similar) outcome of the deliberation within 5 days. (CC&R 13.06(d))

Discussion and possible action properties:

18. Unit 2 Lot 053
19. Unit 2 Lot 142
20. Unit 3 Lot 307
21. Unit 4 Lot 036
22. Unit 4 Lot 083
23. Unit 4 Lot 328
24. Unit 4 Lot 588

Consent items:

25. Copies complaints
26. Minutes of January 10, 2018 executive session

List of properties with delinquent dues and assessments:

Properties that are more than 12 months delinquent or assessments and dues that are in excess of \$1,800 as set forth in GDRA's Delinquent Assessment Collection Policy and by CA Civil code 5705, 5715, 5720.

As set forth in GDRA's Delinquent Assessment Collection Policy and by CA Civil code 5705, 5715, 5720 Glenshire has entered into a contract with Allied Trustee Services to collect Delinquent Assessments on the properties listed below:

4-542

IX. Adjournment