

Glenshire Devonshire Residents Association
Board of Directors Meeting
Agenda
July 12, 2017 6:00 P.M.
Glenshire Clubhouse 15726 Glenshire Dr, Truckee, CA 96161

I. **Call to Order and Roll Call:**

Board members: President: Pam Stock // Vice President: Jamie Brimer // Treasurer: Sally Lyon // Secretary: Martha Frantz // Director at Large:

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. No presentations

VI. **Workshop and Discussion**

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

2. Cambridge Estates requesting to rent the clubhouse/gazebo Sept 16th for their HOA Block Party, 3 – 9 pm. Expecting no more than 50 people at a time to be present. Possibly, a Glenshire owner will rent under their name and be present at the event.
3. Drafting of Rule to address "Single Family Residential Use"
Why is this item on the agenda?
The GDRA BOD directed staff to help further define CC&R 1.25 "Single Family Residential Use" to help meet the Vision as outlined in GDRA's strategic planning. First reading was at the June 14, 2017 meeting. Rule was posted as required by CA civil code 4360 & 4045 and owners were able to submit comments. Comments to be taken into consideration before adoption of rule.
4. Lake health committee report
Why is this item?
A group of concerned Owners has been actively placing dog poop stations around the Glenshire Lake to promote people to be responsible with their pets waste. Committee to report how successful this program is and if there are any needs from the association.
5. Annual Meeting/Pool Open House
Why is this item on the agenda?
Give update to board and discuss more details of activities that might be included. Date set for September 3, 2017.

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.

6. General Manager's report
7. Copies of Correspondence
8. Design Review Committee Meeting Minutes
9. Monthly financial report
10. Approval of Minutes of June 14, 2017 meeting
11. List of persons interested in committees
12. Lake Trail improvements (no bids), Tennis Courts start date, North East Deck replacement (lack of bids)
13. Dumpster Day: 117 trips, record filling of dumpsters by 12:00
14. BOD Candidate statements
15. Glenshire Drive road work

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))

16. Contract with Inspector of elections for September election

Discussion and possible action properties:

17. Unit 4 Lot 494
18. Unit 3 Lot 364
19. Unit 4 Lot 328
20. Unit 4 Lot 407

Consent items:

21. Copies complaints
22. Unit 1 Lot 043
23. Unit 3 Lot 127
24. Minutes of June 14, 2017 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:
2-040 / 2-103 / 4-036/ 4-530 (previous owner) / 4-542

25. Managers Review

IX. Adjournment