

**Glenshire Devonshire Residents Association
Board of Directors Meeting
Agenda
April 11, 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: Peter Tucker // Treasurer Pam Stock // Secretary: Devin Bradley // Director: 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. Presentations

1. Tahoe Forest Hospital Community outreach

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. Playdate playground fence project
Why is this item on the agenda?
When Play Date renewed their child care license with the State of CA they triggered a new updated set of rules for child care operations. One of the requirements is that the playground be surrounded by a fence. The GDRA Board of Directors may choose to: Pay for the cost of the fencing, partner with Playdate for the cost of the fencing, Not pay for any costs associated with the fencing, other.
3. Umbrella insurance policy renewal
Why is this item on the agenda?
CA Civil Code requires HOA's to maintain certain levels and types of insurance. This policy is renewed annually and the cost threshold requires board approval.
4. Town of Truckee seeking funding partners for Truckee Thursday's and 4th of July shuttles.
Why is this item on the agenda?
Shuttles help to reduce traffic congestion, parking hassles and provide a convenient, safe and free ride to local events. Each week the Truckee Thursday shuttles alleviated 300 to 500 autos from driving into Downtown during the event.

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.

5. General Manager's report
6. Short Term rental committee update
7. 2018 Glenshire Community Survey results
8. Copies of Correspondence
9. Monthly financial reports
10. Copy of Glenshire Devonshire Delinquent Assessment Collection Policy
11. Approval of annual budget review mailer
12. TSSA area 5 updated draft information
13. Approval of Minutes of March 21, 2018 Strategic Plan meeting & Changes to 2016-2018 Strategic Plan

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))

14. GM annual review format

Discussion and possible action properties:

15. Unit 1 Lot 021
16. Unit 1 Lot 043
17. Unit 2 Lot 142
18. Unit 3 Lot 115
19. Unit 3 Lot 307
20. Unit 4 Lot 083
21. Unit 4 Lot 588

Consent items:

22. Copies complaints
23. Unit 2 Lot 164
24. Unit 4 Lot 036
25. Unit 4 Lot 328

26. Minutes of March 14, 2018 executive session
27. Copy of meet and confer letters
28. Copies of payment plans

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

Board approval to send to Allied Trustees to initiate Collections process on below properties that did not respond to Meet an Confer letters, as provided by state law and GDRA's Delinquent Assessment Collection Policy:

2-028
2-037
2-121
2-260
3-110
3-167
3-186
3-190
3-202
3-267
3-330
4-068
4-345
4-527
4-531

IX. Adjournment