

**SIERRA SPRINGS OWNERS ASSOCIATION**  
**Board Meeting Minutes**  
**April 14, 2021**

**Call to Order:** The meeting was called to order at 6:35 pm via Zoom  
M/S/C DeGray/Barrese

**Board Members Present:** Roger DeGray, President, Cathy Petersen, Vice President, Tom Jeanes, Treasurer, Donna Barrese, Secretary & Ray Schoenwandt, Director.

**Approved Agenda:**  
M/S/C DeGray/Barrese

**Approved Minutes From:** March 10, 2021  
M/S/C Barrese/Schoenwandt 5-0 motion carries

**Meeting Agenda**

At the start of the meeting, the Board will adopt the agenda and approve the consent calendar with one motion. Any Board or Association Members may request a consent item on the agenda be moved to the Association calendar for discussion.

Consent Calendar: Roger DeGray made a motion to approve the Consent Calendar. Cathy Petersen seconds the motion. 5-0 motion carries

- Postpone CC&R fines on Unit & Lot # 22-153 for 30 days since there has been progress made on the property clean-up, will continue to monitor the progress.
- Fine \$100 per occurrence for a CC&R violation on Unit & Lot # 3-285
- CC&R Violation on Unit & Lot # 2-164. Board will not assess a fine at this time, progress is currently being made on the property clean-up. CC&R Committee will continue to monitor the progress.
- Approval of the Financial Review for year ending December 31, 2020 submitted by our CPA, Marsha Kass.

**Executive Meeting:** Was held on Wednesday, April 7, 2021 at 6:30 pm via Zoom

- Lot # 22-153 CC&R Violation
- Lot #03-285 CC&R Violation
- Lot 02-164 CC&R Violation
- Lot # 021-027 Owner deceased fine balance \$1,600 eff 02.01.2021 discussed stopping fine, reversing fine balance or not.
- Lot #21-030 Member is requesting the Fire fine of \$600 is reversed from his account.
- Review and approve the Financial Review for year ending December 31, 2020 submitted by our CPA, Marsha Kass.
- Continue to invest funds in the Edward Jones Investment Account or combine the balance left in the account to the Road Fund Account.
- Identify Committee Members
- Discuss bids for Playground equipment at the Wisteria Pool & Lodge
- Discuss asking the California Conservation Corp (CCC) to reimburse the Association for the damages to the Lodge Kitchen floor, after they were staying in the Lodge in January 2021.

**Open Forum:**

Member Kim Somer had concerns regarding the quarterly dues. One statement had a different amount verses the next billing statement had another amount. Kim was encouraged to contact Dee Ann at Sacramento Management Company and have Dee Ann look into the billing differences.

Bill Somer thanked the Board for their hard work and efforts.

Member Dale Darling had questions about his quarterly billing. Cathy Petersen said that she would contact Dee Ann at Sacramento Management and look into the billing and get back to Dale with her findings.

Member Shilah Goins wanted to let the Board know, that she believes posting Association events, news and information on Facebook is very helpful in getting information out to the Membership.

**Managers' Report submitted by Shelly Thompson,  
April 14, 2021**

The Association had contracted with the California Conservation Corp (CCC) to remove fire fuels from some of our common areas. While they were working the crew stayed in the Lodge. During their stay there was an ice chest that had leaked onto the kitchen floor causing the floor to buckle. The flooring has been removed and bids have been received to replace the flooring.

At the Executive meeting on April 7<sup>th</sup> I was asked to contact the California Conservation Corps. (CCC) about an outstanding invoice of \$10,000 and to mention to them about the damages and the cost to repair the Lodge kitchen floor. I spoke with Grant Perkins, the new Supervisor in charge on Monday, April 12<sup>th</sup>. Grant was not aware of the damages to the floor or the outstanding invoice of \$10k. He said that he would look into and get back to me. I have not heard back from him as of yet. If I do not hear back from him by Friday afternoon, I will contact him again.

**Lodge Kitchen Floor:**

The flooring that we decided on, "Red River Hickory" is in production at the mill and back ordered another 4-6 weeks. There is another flooring available and in stock for the same price. I would like to purchase this flooring and get it installed.

**Pool Monitors:**

Last year since, we were going through Covid19 and we were not sure what to expect, the Board decided to hire pool monitors through Blue Ribbon temporary service. The cost to hire through the temp service was about \$24k. I was asked to look into the cost of hiring pool monitors ourselves verses through the temp service.

**Blue Ribbon's cost:**

\$21.42 an hour (if Blue Ribbon has to find an employee

\$21.14 an hour if we bring the employee to them

These costs include the hourly rate, payroll taxes & worker's comp.

**SSOA's cost:**

An employee working about 25 hours a week at \$13.00 an hour, will cost the association \$14.45 per \$100 in payroll taxes, plus \$6 per employee, per payroll run to have their payroll processed. The workers comp will increase \$1,700 for the year.

**Lodge Heat Pumps & Electrical:**

The permit has been pulled for the electrical line at the lodge for the new heat pumps. The pool contractor is working on his permit for the heat pumps. The heat pumps have been on order, they should be delivered by April 26<sup>th</sup>.

**Roads:**

Advantage Asphalt was out today looking at additional areas that may need to be repaired when the scheduled asphalt repairs are done which, will be in late May of this year, weather permitting. The type 2 slurry coat work will follow in mid-June of this year.

**Treasurers Report:** Treasurer, Tom Jeanes, reported the areas that need to be watched are the attorney fees, bad debt fees, and the telephone costs. The electricity is currently under budget but, will be higher in the summer month when the pools open for the season. Operation expenses are on track. Pool expenses are ok for now however, that will change as the pools open for the season.

The account balances as of March 31, 2021 are: Operating Account \$60,176.15, Debit Card Account \$542.12, Capital Reserve Account \$186,385.97, Forest Maintenance Account \$82,988.09, Road Fund Account \$341,838.71, and the Edward Jones Investment Account \$263,482.72.

**Fire Safety Committee:** Les Richards, Committee Member reported the following:

1. Several members canvassed addresses along Sly Park Rd for our SS-2 project which is a shaded fuel break along private property bordering the El Dorado National Forest along Park Creek. The next step will be for the RCD to put out requests for proposals from contractors wanting a part of the \$250,000 grant that was awarded. For a map of the area go to: [EDCfiresafe.org](http://EDCfiresafe.org), click on the ribbon with CWPP, click on it and go to Sierra Springs Regional Fire Safe Council, Click on it to see the scope of the project.
2. Logging operations are taking place along Mormon Immigrant Trail near the horse camping area and between the two dams. The result is a good example of what a shaded fuel break should look like.
3. Evaluation assignments will be handed out in May so Defensible Space Evaluators can prepare for this year's evaluation season that begins June 1.
4. Reminder for Earth Day 2021 at the Forebay Community Park, Saturday April 24th, 9am until 1 pm. Theme this year is Fire Protection. Numerous activities including rock painting, Communication Systems, and Fire Department Equipment displays will be present.

**Road Committee:** Ray Schoenwandt Member of the Road Committee said that the culvert pipe near the pump house will not be worked on as planned due to the low water level. If water levels change next year, then the project will take place.

**CC&R Committee:** Cathy Petersen, said that several letters have gone out to property owners that had CC&R violations on their property.

Roger DeGray made a motion for a resolution to discuss all the items on tonight's Agenda. Tom Jeanes seconds the motion.

M/S/C DeGray/Jeanes 5-0 motion carries.

**04-A01 – Additional Funds for Playground Equipment** – The Board approved \$10k for the purchase of playground equipment on March 11, 2020 Board Meeting for the Wisteria Pool area and possibly, at the Lodge Playground. An additional \$5k will be needed for ground prep, the enclosure, and to purchase the play mix for the enclosure. Members Bob Paxon and Don Hogaboom had concerns about the impact the additional playground equipment will have on the residence in the immediate area. They felt that it would increase vehicle traffic in the area, additional noise, and parking issues. After further discussion, the Board said that they would address any parking issues should it arise. And as for additional noise, there is always some kind of noise when you live near a park and community pool. Cathy Petersen made a motion to approve the additional \$5k for the playground project. Donna Barrese seconds the motion. M/S/C Petersen/Barrese 5-0 motion carries

**04-A02 – Fire Fine** - Discussed stopping the Fire Fine & reversing the \$1,600 fine balance effective 02.01.21 on Unit 21, Lot 27 due to the Owner being deceased. Cathy Petersen requested to the Board to authorize her to contact the Trustee and report back to the Board at the May Board Meeting. The Board agreed. This item will be carried over to the May Board meeting.

**04-A03 – California Conservation Corp** – Discussed asking the California Conservation Corp (CCC) to reimburse the Association for the damages to the Lodge kitchen floor, after they were staying in the Lodge in January 2021. The Board wanted to carry this item over to the May Board meeting so, we could hear back from the CCC about the floor damages and reimbursement of the damages.

**Roger DeGray made a motion to adjourn the meeting. Ray Schoenwandt seconds the motion.**

**Meeting Adjourned at 8:41 pm**

M/S/C DeGray/Schoenwandt 5-0 motion carries

