

SIERRA SPRINGS OWNERS ASSOCIATION
Board Meeting Minutes
August 14, 2019

Call to Order: The meeting was called to order at 6:32 p.m.
M/S/C Campbell/DeGray

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

Approved Agenda:
M/S/C DeGray/Jeanes

Consent Calendar: None

Approved Minutes From: July 10, 2019
M/S/C Campbell/DeGray 5-0 motion

EXECUTIVE MEETING: Was held on Wednesday August 7, 2019 5:00 pm

- Discuss imposing fine on the following Unit & Lot numbers:
- **5:00 pm**
- 4-314
- 4-311
- 1-080 & 2-170
- **5:30 pm**
- 21-012
- 21-013
- 3-286
- 3-284
- 3-279
- 4-352
- 4-308
- 4-306
- **6:00 pm**
- 3-287
- 2-176
- 25-241
- 2-188
- 3-238
- Review Architectural Applications
- Review bid submitted by Advantage Asphalt to repair Edelweiss Way
- Review bid for Culverts on Non-County Maintained Roads

PLANNING MEETING: Was held on Wednesday, August 7, 2019 6:30 pm

- Fire Safety Committee Update
- Review Structure Rules
- Exterior Rules
- Animal Rules

Open Forum: A Member at Unit 2, Lot 183 said that he has cleaned his property up and his property is ready to be re-evaluated. The property owner did not contact the office to schedule an evaluation until this meeting. The Fire Safety Committee will contact the Evaluator to come out and review the property.

Cathy Petersen asked if there was going to be a scheduled Budget Meeting for September. The Board will meet on Monday, September 9, 2019 at 4 pm.

Manager's Report: Association Manager, Shelly Thompson reported the following:

- Last Thursday I met Rich with Defensible Space Systems to walk the Meadow and Lodge property/common area. I should have a bid from Rich sometime this week.
- The Card Access system is now online and working fine. There were a few cards that did not merge correctly with the new system. I am making the corrections in the system as I come across the cards that are not working.
- Trying to get bids from vendors to remove the dead bushes of poison oak along Five Spot Road, not getting much response from vendors. Will continue to try and get someone to remove them.
- Received bids from 2 contractors to replace the Lodge roof and gutters. Will be going over the bids at the next Executive meeting scheduled for October 4th.
- In July the Inspector for the Health Department made their yearly inspection. There were a few minor items that needed to be adjusted. One of the major items that we will need to complete is installing "Depth" markers around the decking of the Lodge pool and "No Diving" markers around both the Lodge & Wisteria Pool decking to be in compliance with the California State law.

Treasurers Report: Treasurer, Tom Jeanes, reported the year to date expenses are slightly over budget. The areas that need to be watched and have been adjusted for the upcoming budget are: Telephone costs, electricity, propane & office expenses. The Association truck insurance is higher than expected (\$750). The pool expenses are higher than budgeted for the quarter, should be okay. Some of these expenses are seasonal, example; utilities, pool & maintenance, but the budget should keep in line for the year. Tom said that he will need to revisit insurance and operations when preparing the upcoming budget for 2020.

Committee Reports:

Fire Safety Committee: Les Richards with the Sierra Springs Regional Fire Safe Council (SSRFSC) said the committee is moving forward with compliance of the SSOA Fire Prevention & Safety Rule. Les, Bill & Kay Campbell along with Ray Schoenwandt met with Cal Fire & El Dorado Fire Protection District regarding the Meadow as a temporary refuge area in the event of a fire. Both agencies recommended keeping grasses low, no longer than a foot tall. Les also said that an evacuation plan is extremely important outside of vegetation management. If there is a fire do not wait to be told to leave or until it is mandatory, get out now.

Ray Schoenwandt said this is the final piece that he needed to create a plan. The plan will consist of educating people to know your neighborhood, know where alternative exits are in our neighborhood, and know of a safe place to seek refuge. The Meadow could be considered a refuge.

Bill Campbell made a motion to discuss all items on the agenda. Roger DeGray seconds the motion.

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

08-A01 – Exterior Rules – Discussed and reviewed the proposed Exterior Rules as presented. Bill Campbell made a motion to adopt the Exterior Rules as presented. Tom Jeanes seconds the motion. M/S/C Campbell/Jeanes 5-0 motion carries

08-A02 – Structure & Paint Rules – Discussed and reviewed the proposed Structure & Paint Rules as presented. Bill Campbell made a motion to adopt the Structure & Paint Rules as presented. Donna Barrese seconds the motion. M/S/C Campbell/Barrese 5-0 motion carries

08-A03 – Animal Rules - Discussed and reviewed the proposed Animal Rules as presented. Bill Campbell made a motion to adopt the Animals Rules as presented. Roger DeGray seconds the motion. M/S/C Campbell/DeGray 5-0 motion carries

08-A04 – Repairs to Culvert Pipes – Bill Campbell discussed replacing and/or repairing several culvert pipes on the non-county maintained roads. JLS Environmental Construction Science Contractor submitted a bid to repair several culvert pipes that Bill has identified as needing repaired. After further discussion Tom Jeanes made a motion to approve \$60k to repair up to five culverts that Bill has identified as needing repaired. Roger DeGray seconds the motion. M/S/C Jeanes/DeGray 5-0 motion carries

08-A05 – Road Repairs to Edelweiss Way – Discussed bid submitted by Advantage Asphalt to repair Edelweiss Way with Asphalt & road base for the road side shoulders. Bill Campbell asked if Dave Ramona was aware of the needed road repairs to the end of Amaryllis Drive. Shelly said that she will let him know of the additional repairs. Bill Campbell made a motion to approve the bid submitted by Advantage Asphalt not to exceed \$25k for road repairs to Edelweiss Way and the damaged area on Amaryllis Drive. Roger DeGray seconds the motion.
M/S/C Campbell/DeGray 5-0 motion carries

08-A06 – Pool Tiles – Discussed the installation & labor of No Diving & Depth Markers at both pools. The Health Department performed their yearly inspections of both pools and found that “No Diving & Depth Markers” are required on the decking of both pools. Shelly Thompson received a bid from Leisure Time Pools to install the tiles at both pools in the amount of \$5500. It was suggested that we could use vinyl non-slip stickers with adhesive on the decking rather than using tiles. After further discussion the Board approved \$6,000 to install the necessary tiles. Tom Jeanes made a motion to proceed with the contract submitted by Leisure Time Pools not to exceed \$6,000 to install the necessary tiles to both pools to be deducted from the Capital Reserve Account. Roger DeGray seconds the motion.
M/S/C Jeanes/DeGray 5-0 motion carries

08-A07 – Imposing Fines – Discussed imposing fine of \$100 per month, effective September 1, 2019 on the following Unit & Lot numbers that are not in compliance with the SSOA Fire Prevention & Safety Rule. Each of these properties has been notified in writing of their violations and has been invited to meet with the Board at a closed session meeting. The Members in question did not attend the meeting. Unit & Lot #'s 4-314, 3-284, 3-279, 4-308, 4-306, 3-287 & 2-188. Bill Campbell made a motion to impose a \$100 a month fine on the above Unit & Lot numbers effective September 1, 2019. Donna Barrese seconds the motion.
M/S/C Campbell/Barrese 5-0 motion carries

08-A08 – Imposing Fine – Discussed imposing fine of \$100 per month effective October 1, 2019 on the following Unit & Lot numbers: 21-012 & 21-013. Bill Campbell made a motion to impose a fine of \$100 per month effective October 1, 2019. Ray Schoenwandt seconds the motion.
M/S/C Campbell/Schoenwandt 5-0 motion carries

Bill Campbell made a motion to adjourn the Board Meeting at 8:12 pm. Roger DeGray seconds the motion.
M/S/C Campbell/DeGray 5-0 motion carries

Respectfully Submitted by, Shelly Thompson, Association Manager

