



Bear Valley Springs Association Board of Directors  
Regular Monthly Meeting  
Tuesday, March 28, 2023 at 6:00 PM  
Oak Tree Country Club  
**MINUTES**

Open to All  
Members

**A. ANNOUNCEMENTS –**

**1. Call to Order – Pledge of Allegiance @ 6:01 PM**

**2. Roll Call –**

**Board Members Present:** President Butch Reyburn, Vice-President Peggy Bergman-Smith, Treasurer Guy Munday, Director Adam Tiefenthaler, Director James Panek

**Staff Members Present:** General Manager W. Shryock, Admin. Asst. Anita Bauer, Staff Acct. Gina Silva

**3. Declaration of Intent to Tape the Meeting**

*This meeting will be digitally recorded to assist in capturing the minutes. Members attending the meeting are prohibited from using any sort of recording device during the meeting. This includes audio recorders, video recorders or any type of camera (including cell phone cameras).*

**4. Board Comments & Announcements**

**B. ADMINISTRATIVE & PROCEDURAL MATTERS / CORRESPONDENCE**

<u>Item #</u>	<u>Item</u>
23-111	<b>Approval of the Agenda</b> <ul style="list-style-type: none"><li>March 28, 2023 Regular Meeting Agenda</li></ul> <b>Motion by BR</b> to approve the 3/28/23 amended regular meeting agenda <b>2<sup>nd</sup> by JP</b> Strike item #23-121 <b>Motion Approved VOTE 5-0</b>
23-112	<b>Approval of Minutes</b> <ul style="list-style-type: none"><li>None</li></ul>
23-113	<b>Reading of the Executive Session Reports</b> <ul style="list-style-type: none"><li>Special Meeting – 3-14-23</li><li>Special Meeting 03-21-23</li></ul> <b>Motion by AT</b> Read into the record by Butch Reyburn and received and filed as reported. <b>2<sup>nd</sup> by GM</b> <b>Motion Approved VOTE 5-0</b>
23-114	<b>Receive and File Various Committee Reports</b> <ul style="list-style-type: none"><li>Recreation Advisory Committee – 2-1-2023</li><li>Equestrian Advisory Committee -12-7-22, 3-6-23</li><li>Finance Advisory Committee- 2-15-23</li><li>Food Service Advisory Committee- 2-16-23</li></ul> <b>Motion by AT</b> to receive and file the above-mentioned committee reports as presented <b>2<sup>nd</sup> by GM</b> <b>Motion Approved VOTE 5-0</b>
23-115	<b>Controller's Report and Treasurer's Report</b> Gina Silva read and reported the financial report for the month of February.

**C. GENERAL MANAGER**

<u>Item #</u>	<u>Item</u>
<b>23-116</b>	<b>Amenity Highlights and Challenges</b> Wes reported to the Board of Directors ad the membership the new snow policy and other upgrades to amenity use and highlighted topics around the valley.

**D. CONSENT CALENDAR – 3 items**

<b>23-117</b>	2022-23 Board of Directors Board Meeting Schedule
<b>23-118</b>	2023 Board of Directors Operational Calendar
<b>23-119</b>	BVSA 2022-23 Follow-Up Items list
	<b>Motion by GM</b> to approve the consent calendar <b>2<sup>nd</sup> by AT</b> <b>Motion Approved VOTE 5-0</b>

**E. BOARD BUSINESS ACTION ITEMS – 2 items**

<u>Item #</u>	<u>Item</u>
<b>23-120</b>	Discussion and Request for Approval: Request for Approval to Post in Bear Tracks Proposed BVSA Rule Change Article 6, Section 601, Equestrian Center, Etiquette. <b>Motion by BR</b> to deny the request for the proposed rule change. <b>2<sup>nd</sup> by PBS</b> <b>Motion Approved VOTE 5-0</b>
<b>23-121</b>	<del>Discussion—Range Reopening—Stricken from agenda</del>

**F. MEMBER COMMENTS**

In order to give you an opportunity to address the Board, and in compliance with Civil Code Section 4925 and 5000(b), we've set aside a period of time for members to provide their comments to the Board. We ask that you document your issue(s) by completing the BVSA Public Comments Form to assist us in documenting your issue. If you have not already filled out a Public Comments Form, please do so now and hand it to the Board Secretary, Anita Bauer. The forms are located at the entrance where you came in. When you are recognized, please come up to the lectern and use the microphone. Begin by stating your name and tract/lot number for the record and please limit your comments to five (5) minutes. If someone else has already stated the issue, but you have something else to add to it, please raise your hand to be recognized. Due to time constraints, the Chair may limit participation to once per member. Thank you for your cooperation and adherence to this Open Forum Policy.

**Susan Holley- 3557-042** Shared her opinion on lunging in the arena and whether it should be allowed or not during inclement weather.

**Julian Leon- 2803-001** – addressed the Board of Directors regarding the request to mark-up the tennis courts. He stated the CSD has said the Tennis Courts are for tennis only as do the BVSA rules. There was never the intent for the courts to be a multi-purpose court. He recommends the Pickleball club organized themselves to raise funds and support the courts that they have. He stated they have 6 courts if you include the Whiting Center Gym.

**Linda Ricketts 2440-369-** she commended the Pickleball Club with how large it has become.

**Key Budge- 2405-001-**Key thanked the BVSA for the management of the amenities. He is very pleased that the amenities are well taken care of. Key also stated the courts are not going to be as confusing. He stated Pickleball is the fastest growing sport in America right now. All the tennis greats are now playing pickleball. He also stated PB is multi-generational, social and athletic sport.

**Gary Schoen- 3431-396** – Gary said he started playing tennis about a year ago. He thinks it sets a bad precedence to give up the tennis courts to the pickleball courts.  
**Steve Hibbard- 6440-315** – 38 people came to a tournament for tennis club. He showed the Board some photographs. He recommends scheduling the Pickleball courts.  
**Chris Budge- 2405-001**- she stated this isn't a problem with scheduling. She gave some use statistics for the courts.

**G. SUMMARY OF TODAY'S FOLLOW UPS**

**H. ANNOUNCE UPCOMING MEETINGS AND NOTICES**

**MEETINGS**

- Joint BOD/FAC Budget Review Meeting, Wednesday, March 29, 2023 at 10:00 AM, OTCC
- Joint BOD/FAC Budget Review Meeting, Thursday, March 30, 2023 at 10:00 AM, OTCC
- Special Monthly Board Meeting, Monday, April 17, 2023 at 1:00 PM, BVSA (Closed executive meeting immediately after the open meeting)
- Regular Monthly Board Meeting, Tuesday, April 25, 2023 at 6:00 PM, OTCC (Closed Executive Session prior to the Open Meeting)

**NOTICES**

- Closed Executive Session Board Meeting on March 28, 2023 to begin at 2:00 PM (prior to the Open Session) where the Board of Directors will conduct Association business that falls within any one of the following categories:
  - Member Discipline/ECC Matters
  - Litigation/Legal Matters
  - Contracts
  - Delinquent Assessments
  - Personnel Matters
  - Compliance Officer Report

Executive Session Board Meetings are confidential and therefore **CLOSED** to the membership.

**I. ADJOURN REGULAR MONTHLY MEETING @ 7:00 pm**