

**BAYSHORE SKI & RACQUET CLUB
HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING-OPEN SESSION
January 15, 2022**

DIRECTORS PRESENT: Ron Zurek (President), Keith Downs (Vice-President/Secretary), Solomiya Pyatkovska (Vice-President/Treasurer) and Shelley Silver (Vice-President/Director at Large)

DIRECTORS ABSENT: Steve Bandich (Vice-President/Director at Large)

HOMEOWNERS PRESENT: John and Ellen Kosmatka, Lynn Ginesi

PROPERTY MANAGER: Mindy Vermilion, Email: manager@bayshorehoa.org , Tel: (818) 489-4511, Fax: (909) 866-4074, Mailing address: PO Box 1224, Big Bear Lake, CA 92315.

- I. **Call to Order:** Ron Zurek called the open session meeting of the Bayshore Ski & Racquet Club Homeowners Association to order at 10:05 a.m., Saturday January 15, 2022, via Zoom video / telephone conference call.
- II. **Welcome and Introductions:** All in attendance were self-introduced and welcomed.
- III. **Approval of Minutes of the December 11, 2021 Meeting:** Motion to approve the minutes, as submitted made by Keith Downs, second by Solomiya Pyatkovska. Vote: 3-0-1, approved. Shelley Silver abstains due to her absence at the December meeting.
- IV. **Manager's Report:** Report submitted and read by Mindy Vermilion. Copy of the Manager's Report is available to all Homeowners by request. Please contact Mindy Vermilion for a copy.
- V. **Landscaping Report:** Report submitted and read by Keith Downs. Copy of the Landscape Report is available to all Homeowners by request. Please contact Mindy Vermilion for a copy.
- VI. **Architectural & Property Report:**
 - (A.) Requests: None
 - (B.) Violations / Notices: None
- VII. **Treasurer's Report:** Report submitted and read by Solomiya Pyatkovska. Report available to Homeowners by request. Please contact Mindy Vermilion for a copy.
- VIII. **Old Business:**
 - (A.) California Fair Plan and General Liability Policies – Update: CA Fair Plan return premium received and deposited into the Reserve account on December 27, 2021 for roof structural repairs and replacement funding. Liability policy return premiums not yet received. Per the agent, there is a 60-90 day return window from time of cancellation. Mindy Vermilion will continue to follow up and update the Board.
 - (B.) Election Timeline – Update: Pre-Ballot Notice sent to the community by general notice on January 10, 2021. Nominations are closed, ballots will be mailed to the community the first part of February with a due date to return by USPS of March 7, 2022 or hand delivery to the election meeting on March 19, 2022.
 - (C.) Identify Inspector of Elections – Update: Request for a qualified volunteer from the community sent by general notice on January 11, 2021. No volunteers have reached out at the time of the meeting. Mindy Vermilion will consult with Paul Steffen for other options, within the guidelines of the current election rules per CA Civil Code.
- IX. **New Business:**
 - (A.) EV Charging Station Request Policy: Discussion held; Motion to approve quote from

Swedelson Gottlieb for preparation of policy and cover letter to the community for \$800.00 made by Keith Downs, second by Solomiya Pyatkovska. Vote: 4-0, approved.

X. **Emergency Items Not on the Agenda:** None

XI. **Homeowner’s Presentations and Comments:** *(Agenda Policy SB 528 - Open Meeting Act - The Board is no longer able to discuss or take action on any item that is not on the scheduled Agenda. The Board requests that any owner that would like a matter placed on the Agenda for review that you provide your request in writing to the management company at least ten (10) days prior to the meeting.)*

No comments or questions by attending Homeowners

XII. **Property and Association Issues Not On Agenda (In Executive Session Book):**

(A.) Correspondence:

1. – State Farm Agent correspondence: State Farm final policy issued on January 11, 2022. Quoted price was \$23,686.00, final policy amount is \$21,538.00. \$2,148.00 credit will be issued to the account.

(B.) Legislation: None

XIII. **Next Meeting of the Board of Directors:** 10:00 a.m., Saturday, February 19, 2022.

Location: Due to COVID-19, monthly HOA meetings are being held via Zoom video / telephone conference call. Homeowners will be notified of instructions to join the monthly meetings.

For the most up-to-date meeting and Association information, please refer to the community bulletin board (located next to the center trash enclosure) or the Association website: www.bayshorehoa.org

XIV. **Motion to Adjourn:** Motion to adjourn the Open Session at 10:44 a.m. made by Solomiya Pyatkovska, second by Keith Downs. Vote: 4-0, adjourned.

Respectfully submitted by:

Mindy Vermilion, Recording Secretary

Keith Downs, Association Secretary