

**BAYSHORE SKI & RACQUET CLUB
HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING-OPEN SESSION
June 17, 2023**

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

DIRECTORS ABSENT: None

HOMEOWNERS PRESENT: Bill Kay, Roger Miller

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 10:02 a.m., Saturday June 17, 2023, via Zoom video / telephone conference call and in-person location at the Wheeler Steffen Sotheby's Office, Big Bear Lake.
- II. **Welcome and Introductions:** All in attendance were self-introduced and welcomed.
- III. **Approval of Minutes of the May 20, 2023 Meeting:** Motion to approve the minutes, as submitted made Shelley Silver, second by Ellen Kosmatka. Vote: 4-0, approved.
- IV. **Reports:**
 - A. **Manager's Report:** Report submitted and read by Mindy Vermilion. A copy of the Manager's Report is available to all Homeowners by request. Please contact Mindy Vermilion for a copy.
 - B. **Landscaping Report:** Verbal report given by Solomiya Pyatkovska; also see Manager's Report.
 - C. **Architectural & Property Report:**
 - (1.) **Violations / Notices:** All sign correction notices have been satisfied at this time.
 - (2.) **Requests:**
 - 669-A Back Deck Request: Request and photos reviewed, and discussion held. Further investigation into an alternate location for stairs to be added to be presented to the Board at a later date; the proposed location is denied. Item tabled until an alternate location can be determined.
 - D. **Treasurer's Report:** Report submitted, and review given by Ellen Kosmatka. Report is available to all Homeowners by request. Please contact Mindy Vermilion for a copy.
- V. **Old Business:**
 - A. **Projects 2023:** Discussion and planning for Operating and Reserve projects held. Target start date for roof project for Building 693 is July 10th. Hard start date will be identified as we get closer and confirm with Beckett Roofing. Homeowners will be notified in advance.
 - B. **Directors and Officers Insurance Policy Bids:** Two bids reviewed; discussion held. The Board will stick with the current policy, already in effect as it has the same coverage as the other policy bid provided, with a lower premium. No further action taken.
- VI. **New Business:**
 - A. **Contracts and Proposals:**
 - (1.) **Arrowhead Pool Service and Repair – North Pool Heater:** Proposal reviewed and discussed. Item deferred until the current heater dies; Tabled until further action is required.

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

VIII. **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.)*

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

A. **Correspondence:** None

B. **Legislation:** None

X. **Next Meeting of the Board of Directors:** **10:00 a.m., Saturday, July 15, 2023** via Zoom video / telephone conference call. Physical location TBD and Homeowners will be notified of Zoom meeting instructions no less than five days prior to the meeting to the email address provided and on file.

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

XI. **Motion to Adjourn:** Motion to adjourn the Open Session at 11:22 a.m. made by Shelley Silver, second by Ellen Kosmatka. Vote: 4-0, adjourned.

Respectfully submitted by:

Mindy Vermilion, Recording Secretary

Shelley Silver, Association Secretary