

OAKMONT

IN THE VALLEY OF THE MOON

OAKMONT VILLAGE ASSOCIATION BOARD OF DIRECTORS BUSINESS MEETING MINUTES December 20, 2011

1. **ESTABLISHMENT OF A QUORUM AND A CALL TO ORDER:** By the presence of Chuck Chenault, L. G. Herm" Hermann, Dave Johnson, Jim Kaiser, Noel Lyons, Barbara Robinson and Wally Schilpp, a quorum of the Board was established. Also present: OVA Manager, Patricia Arnold, Reserve Consultant Tom O'Neill and a few residents. President Kaiser commenced the meeting at 11:00 AM
2. **RESERVE STUDY WORKSHOP:** Tom O'Neill presented an update of the annual Reserve Study. Following discussion of several details, he received instructions on additional adjustments so that a final version can be approved and distributed. The Workshop recessed at 12:20 PM
3. **&4. ESTABLISHMENT OF A QUORUM AND A CALL TO ORDER:** By the presence of Chuck Chenault, L. G. Herm" Hermann, Dave Johnson, Jim Kaiser, Noel Lyons, Barbara Robinson and Wally Schilpp, a quorum of the Board was confirmed. Also present: OVA Manager, Patricia Arnold, OVA Executive Assistant, Cathy Dougherty and about 44 residents. President Kaiser called the regular business meeting to order at 1:00 PM.
5. **ADOPTION OF THE MEETING AGENDA:** Secretary Noel Lyons announced he would summarize the Board's 2011/11/29 Executive Session under Item 7 on today's Agenda. He will ask for clarification of Item 9 E 1) Accept Committee Resignations during Manager's Report Item 11. Referring to Item E 2), Vice President Dave Johnson clarified that T. Woodrum resigned as Chair of the Ad Hoc Facility Guest Policy Committee. He remains a member of the Committee.
 - a) On motion duly made and seconded (JK/DJ) the Board adopted the amended Meeting Agenda.
 - b) President Kaiser appointed Barbara Robinson Timekeeper for the Meeting.
 - c) President Kaiser appointed Noel Lyons Task Master for the Meeting.
6. **OVA MEMBER'S OPEN FORUM:** The following OVA members addressed the Board on the topics as noted: Sue Millar thanked Board for its hard work the past year and noted Patricia Arnold's 18-month anniversary; Harriet Palk - reinstate 100% dependent coverage for employees; Gail Hartman & Jim Jorisson - support 100% dependent medical coverage; Bernie Palk sent an email to the Board about employee benefits and had no reply - he supports 100% dependent coverage.

7. **ANNOUNCEMENTS AND PRESIDENT'S REPORT:** Director Lyons summarized the Board's 2011/11/29 Executive Session stating the following seven topics were discussed: one personnel matter; five contract matters; and one Architectural Committee appeal.

President Kaiser read a letter from G McKinney questioning the Board's decision to refinance the CAC construction loan. He remarked the Board duly noticed the topic on its November 29, 2011 Regular Business Meeting Agenda.

President Kaiser announced the Board received several letters from residents concerning employee dependent benefit coverage. In the interest of time, he read one representative letter for and against the issue and announced the names of those who wrote letters for and against the issue. He read Ben and Carol Jones letter for 100% employee dependent coverage; he read Mel Snow's letter in opposition to the issue. President Kaiser read the following names of those for the issue: Sebastian, B. Palk, Kinney, Bantis, Fry, Corn, Halper, Edico, Lewis, Dill, H. Palk, Liebling, Roland, McKillin, Gannon, Jackson, Borman, Mansel, Levy, Patronic, Metzger, Harris, McFarland, Noel, Hegeman, Lachman, Richfield, McInery, McKenzie, Schrock, Pikar, Bond, Stueben, Connolly, Nelson, and Polusso. Resident D. Brenner wrote a letter stating she is for 100% Employee benefit coverage and 50% coverage for employee dependents. Mr. M. Snow was the only letter received in opposition of the issue.

Director Schilpp suggested in light of resident letters, perhaps the Board should revisit the subject. Director Chenault noted an example of 100 letters from residents represents 2.2% of the community. President Kaiser stated all Board members have received copies of the noted resident letters.

8. **RATIFICATION OF ITEMS TAKEN OUTSIDE OF A BOARD MEETING:** Manager Arnold noted "None – other than Director Lyons comments."
9. **CONSENT CALENDAR:** On motion duly made and seconded (DJ/WS) the Board voted in the majority to adopt the consent calendar.
10. **TREASURER'S REPORT:** Treasurer Chenault read the Financial Account Summary for the period ended November 30, 2011. On motion duly made and seconded (DJ/NL) the Board accepted the Treasurer's Report.
11. **MANAGER'S REPORT:** Director Lyons asked for clarification of the LIC comments concerning the Central facility sidewalk replacement. Manager Arnold clarified the issues explaining the hardscape is largely an FIC project. LIC is involved because the sidewalk adjoins two areas they would like to improve. Manager Arnold suggested that representatives from each Committee (FIC & LIC), including the respective liaisons meet with the survey company. President Kaiser added, "There's no Board Task Force."
12. **A. FIC – 2011/12/12 CAC Window Transparent Film:** On motion duly made and seconded (CC/DJ) the Board approved up to \$7,250 from the Capital Improvement Fund for the project and that a project number be assigned for all related expenses.

B. LIC – 2011/12/06 Landscape Architect: The Board voted to suspend the rules for five minutes to discuss the topic. LIC Board Liaison Robinson explained that the recommendation as written did not reflect the committee's current position. The matter is deferred until the January meeting.

C. LIC – 2011/12/06 Committee Charter: On motion duly made and seconded (BR/DJ) the Board voted in the majority to approve Landscape Improvement Committee Charter dated 2011-12-06.

D. LRP – 2011/12/01 Charter: On motion duly made and seconded (HH/DJ) the Board voted in the majority to approve Long Range Planning Committee Charter dated 2011-12-12.

13. COMMITTEE REPORTS (Beyond What Appears In Committee Meeting Minutes): Nothing to report.

14. UNFINISHED BUSINESS ITEMS:

A. West Pool – Hours of Operation On motion duly made and seconded (DJ/HH) the Board voted in the majority to adopt the West Pool Hours MON-FRI - WINTER & SUMMER 7 AM – 9 PM; Sat & Sun Winter 8 AM-8 PM & Summer 8 AM-9 PM.


15. NEW BUSINESS ITEMS:

A. City of Santa Rosa/Oakmont Golf Club Water Issue (WS) On motion duly made and seconded (WS/DJ) the Board voted in the majority to reject that OCDC be directed to monitor and report back to OVA Board on progress of the OGC Water Reclamation Project negotiations with City of Santa Rosa.


16. SET NEXT REGULAR MEETING AGENDA: Director D. Johnson requested eliminate need of Directors writing motions; that Board meetings be recorded instead. When final minutes have been approved, the recording would be erased, as its purpose is only for the development of Board Meeting Minutes.

17. REVIEW TASK MASTER LIST: None mentioned.

18. ADJOURNMENT - There being no further business, the Open Board meeting adjourned at 1:55 PM.



James A Kaiser, President Date 1-24-12



Noel B Lyons, Secretary Date 1/23/12