

DRAFT

Minutes of the 6/9/18 Regular Meeting of the Board of Directors of the Mountain Valley Association

Held at Quail Valley Water District, 24750 Sand Canyon Road, Tehachapi, CA

1. Meeting called to order at 9:00 AM by President Hardenbrook. Quorum met. Board members present: Hardenbrook, Birley, Tyer, Leonard, Johnston.
2. Birley motioned to accept Agenda as written, Leonard 2nd. Motion carried unopposed.
3. Public comment on non-agenda items: Complaints of burglaries, property damages
4. Birley motioned to approve minutes as written. Leonard 2nd. Motion carried unopposed.
5. **Committee reports:**
 - a. Road: 36 Concrete bags dropped alongside of cement wash across Sand Canyon north of Horseshoe to prevent further undercutting by water flow. A berm was graded to divert the water flow in one direction.
 - b. Rules: No report
6. **D&O reports**
 - a. President:
 1. Fernhill survey completed. Invoice presented to Treasurer. Survey monuments found. It was also discovered there are permanent survey monuments on each road in Tract 3312.
 2. Filed Notices of Satisfaction of Abstract of Judgment in the Small Claims action against two former Board members.
 3. Email from Dessy regarding Fernhill (removing the obstruction placed by a resident)
 - b. Treasurer:

Deposited to checking account - \$528.00.00.
Checking account balance: \$15,261.68 – Reserve: \$17,661.27
\$261.51 (credit card purchases) – Concrete bags, 1st class stamps, window envelopes
 - c. Secretary:

Next newsletter work in progress
- Action items:**
 7. Discussion/explanation of how proposed SB1265 would affect HOA elections and records of the associations. Tyer motioned that Mountain Valley Association oppose, Hardenbrook 2nd. Motion carried unopposed. Hardenbrook to write a letter of opposition to email address provided.
 8. Hardenbrook motioned to refer to Rules Committee in order to review policy. Tyer 2nd. Motion carried unopposed.
 9. Election rules. Birley motioned to table until the next regular meeting in order for the Board to review rules already in place. Johnston 2nd. Motion carried unopposed.
 10. Hardenbrook motioned to retain The Management Trust to manage the 2018 Election and appoint an employee of The Management Trust as Inspector of Election. Tyer 2nd. Motion carried unopposed.
 - 11/12. Leonard motioned Annual Meeting/Election to be held at QVWD at 2:00 pm., Birley 2nd. Motion carried 5-0. Will be held in conjunction with a potluck/barbeque for members at 1:00 pm. Leonard

motioned a budget of \$250.00 for Association to provide hamburgers, hot dogs, buns, condiments, soda and water. Birley 2nd. Motion carried unopposed.

13. Leonard motioned that date of record for members entitled to vote shall be close of business seven days prior to date of election. Birley 2nd. Motion carried 5-0. Hardenbrook motioned that date of record for members entitled to exercise any other rights in respect to any other lawful action related to annual meeting and election shall be close of business seven days prior to date of election. Birley 2nd. Motion carried unopposed.

14. Remove obstructions across Fernhill and replace vandalized street sign. Hardenbrook motioned to table discussion until next regular meeting. Tyer 2nd. Motion carried unopposed.

15. Speed bumps on dirt roads to control speed and dust. Hardenbrook motioned to refer to Road Committee for action, Tyer 2nd. Motion carried unopposed.

16. Purchase and install boxes for marking survey monuments on Fernhill and continue on to other roads as survey monuments are found. Small concrete boxes with metal lids approx \$50.00 each. Hardenbrook motioned to refer to Road Committee for action, Tyer 2nd. Motion unopposed.

17. Drainage improvement at water crossing on Sand Canyon. Hardenbrook motioned to refer back to Road Committee for further review and recommendations, Tyer 2nd. Committee to obtain estimates and present to board at next regular meeting.

18. Hardenbrook motioned to adopt credit card use policy as written, Tyer 2nd. Motion carried unopposed. Officers in possession of cards to sign and return to Secretary.

19. Future agenda items – none requested

20. No further business for discussion, Hardenbrook motioned to adjourn. Meeting adjourned 10:56 AM.

Approved as written: Y N

Joan Tyer, Secretary