

Dollar Point Association
Board of Director's Meeting
Dollar Hill Professional Building
3000 North Lake Blvd., Suite 4, Tahoe City, CA
April 8, 2013
Final Minutes

1. Call Meeting to Order

President Andy Schaefer called the meeting to order at 1:10 PM. A quorum was established. Board members present were Andy Schaefer, Lynn Thompson, Steve Snow, Mitch Packard, Doug Greenwood and Carol Wilmar. Also present were Dean Headley, Legal Counsel, and Debbie Wolf, Office Manager, who took the minutes. There were no email actions to ratify.

2. Approval of Draft Minutes from February 28, 2013 Meeting

It was moved by Lynn Thompson and seconded by Mitch Packard to approve the February 28, 2013 minutes as presented. Motion carried unanimously.

3. Brief Summary of Actions since February 28, 2013 Meeting

a. Expenditures

Debbie reported that Carrie and Kerry are now on payroll and they cleaned up the lower tennis courts and put the nets up on Courts 5 and 4. Also, Andy authorized \$2,000.00 for the purchase of the new beach and pool umbrellas.

b. Underwater Fence Posts Removed

Debbie reported Tahoe Fence Company removed the final post on the east end of the beach. There are no more remaining posts.

c. Windscreens Delivered

It was duly noted that the windscreens have been delivered for the lower tennis courts.

d. Pool Office Display Case

Debbie reported that she spoke to Lud and Bard and the history of where the display case came from is unknown. Therefore, it was the Board's consensus to have the recreation supervisors sell it, possibly to a friend who is opening a jewelry store, who will make an offer as is, and Debbie is authorized to accept the offer. Carol discussed purchasing tubs from Costco to store the T-shirts.

e. Winter Garbage Pick-Up Complete

Debbie reported that Dean Hunt removed the beach garbage for the winter season and has been paid as authorized by the Board.

f. Juan's Work

Debbie reported that Juan has changed the light bulb at the entrance on Dollar Drive, as well as changed out the solar cell at the beach to reset the timers for the pier and beach lights.

g. Dues Payment to Date

Debbie reported that as of March 29th there were 20 members who had not paid their annual dues. Several courtesy phone calls and/or emails were made, and as of today there are only three remaining who will be charged the \$250.00 late fee. It was noted that the office is not required to make courtesy reminders.

4. Season Opening Action Plan and Timeline

a. Windscreen Installation

Kerry and Carrie will be responsible for getting them installed once the upper courts have been cleaned and made ready for play.

b. Order Umbrellas

It was duly noted that Kerry and Debbie have ordered the umbrellas for the pool and beach. They will be delivered in two weeks.

c. Horseshoe Pit Sand

Doug Greenwood offered to donate four 50-pound bags of sand that he has and it will be installed by Kerry and Carrie. The recreation supervisors will be responsible for maintaining the horseshoe pits during the season as part of PRP (pre-rec-prep).

d. Garbage Pick-Up for April

Dean Hunt will continue to remove the garbage at the beach until April 25th, whereas the dumpster will be delivered to the pool for the recreation season, and Juan will take over at that time.

e. Other Maintenance Issues

The spring maintenance list was reviewed, and it was the Board's consensus that the general rule will be if Kerry and Carrie can do it and it is PRP, then they will do it, otherwise it will be assigned to Juan. Debbie will be the main contact for assigning maintenance projects to Juan. In her absence when she is not working on the weekends, the recreation supervisors may contact him directly in an emergency or notify Mitch Packard. The Board agreed that when Juan is working on Association projects, he is not available to work on requests from the membership.

5. Landscape Extras Proposal for 2013 from Peak Landscape

Mitch reported that he discussed the extras proposal with Sky Richardson. They agreed that all the items needed to be done except the installation of an automatic drip irrigation for the hanging baskets and flower barrels near the entry door at the pool.

It was moved by Mitch Packard and seconded by Lynn Thompson to adopt the extras proposal to 1) install 40 1-gallon perennials in the landscape beds that border the lawn along Observation Drive to include installing individual emitter drip irrigation to all proposed plants at an estimated cost of \$1,500.00 and 2) to install 25 6" Dianthus along the lawn edge near the front entry door at an estimated cost of \$375.00, these costs to come out of the Replacement fund; and 1) to revamp the irrigation that covers the turf area between the pool and bocce courts, relocate/replace existing heads as necessary and add two additional zones to achieve head to head coverage, and trench lines will be compacted, top-dressed and seeded at an estimated cost of \$6,020.00 and 2) to install premium grade "walk on" bark in the picnic area and bocce area at an estimated cost of \$2,520.00, these costs to be paid out of the Capital fund. Motion carried with one opposition by Steve Snow and with no abstentions.

6. Buoy Lottery Results and Kayak/Paddleboard Update

Debbie reported that all members who submitted buoy applications received their first choice in Drawing A. There are 12 members on the wait list for their second choice in Drawing B, many who have been accommodated with a few weeks in their second choice. Steve gave a brief history of the buoy lottery process and discussed the partial buoy allocations. There was Board consensus to agree with the general approach how the buoys have been allocated from previous years.

Steve discussed building a SUP rack either on the east end of the beach or on the side of the bathroom building. A conceptual design of two 4x4 posts with 1-1/2" galvanized pipe was discussed. For this year the paddleboards will be assigned top spaces on the kayak racks. Debbie reported that six beach boat applications were submitted but there are only five allotted spaces for beach boats. Board consensus was to allow a one-time exclusion of six beach boats this year but no trailers, carts or launching devices will be allowed to be stored on the beach.

7. Pier Proposal

Steve discussed the pier improvements. He proposed keeping the same footprint, eliminating the stairs that go north and putting in a moveable, adjustable catwalk. Pictures were reviewed of other piers, and the Board agreed that it would be tremendous improvements. Costs were discussed, and Andy suggested taking it out of

the Capital fund. Steve asked everyone to look at the pier, and he will start the process for getting bids. He would like to get the work started in the fall of 2013.

8. Committees

a. Other Committees

The DPA Committee Organization was reviewed. Board consensus approved the members identified for various committees.

b. Nominating Committee

Carol gave an update on the candidate nominations for the Annual Meeting. There are three remaining candidates who have expressed interest in running for the vacant seats. Board consensus was not to notify the membership of vacancies since everyone knows there are elections at the Annual Meeting and if interested, they can ask.

c. Committee on Bylaws Changes

Andy reported on the progress the committee has made with the proposed changes to the Bylaws. There was discussion of possible gap of authority between the Annual Meeting and the following organizational meeting to elect officers. The proposed changes will be sent by email before the next Board meeting.

9. Fiscal Issues

a. Gate Lock Proposal

Further discussion will be put over until the recreation supervisors can provide their input.

b. Proposals for 2013 from Recreation Supervisors

1) Internet – Doug reported that he looked at the internet at the beach and pool. He recommends staying with DSL from AT&T, but has doubts about the signal reaching the beach and the gate lock if the new gate lock system is approved.

2) Phone and Camera – Doug explained that he needs to discuss with Phil Lembo some questions regarding his proposal for the new camera system, but generally thinks it is a good idea. The new phones for the beach were discussed.

It was moved by Doug Greenwood and seconded by Carol Wilmar to purchase the new phone set as proposed by Doug in the seventy dollar (\$70.00) range. Motion carried unanimously.

Doug also reported that when he was at the beach closet looking at the electrical connections, he discovered that it is currently overloaded and needs revamping. Debbie was directed to contact Ed Beauchamp, electrician, to get it cleaned up.

c. Fiscal Report Samples

Andy reported that the project with Linda Sutter failed to get QuickBooks to produce the same reports that he has produced monthly, so we will not pursue that anymore.

d. McClintock Rep Letter/Insurance Renewal/Financials Review

The insurance renewal was discussed. Andy explained that the Worker's Comp policy increased. The Board agreed that it is aware of the content of the policies to the extent it feels necessary.

It was moved by Mitch Packard and seconded by Doug Greenwood to approve the insurance renewal proposal as presented by Aegis Insurance Markets. Motion carried with two abstentions by Lynn Thompson and Steve Snow. Andy and Debbie will sign the McClintock Rep Letter.

e. Replacement Reserve Projects for 2013

Mitch agreed to walk the property with Debbie and others who might be interested to assess which projects should go forward. He will report back at the next meeting.

10. Defensible Space on DPA Properties

Mitch reported that he talked to Brian of Peak Landscape regarding defensible space at the beach and Lot 22. Brian expressed concern regarding all the manzanita on Lot 22 and the thick brush across the way and behind the bathrooms on the east side. Mitch agreed that it would be prudent to do defensible space in this area.

It was moved by Lynn Thompson and seconded by Carol Wilmar to adopt the proposal from Peak Landscape in the amount of \$1,034.00 for defensible space around the beach area. Motion carried unanimously.

The tree removal bid was discussed in the amount of \$1,800.00. Dean Headley explained that any trees up to 14 inches can be taken out without a permit; however, Mitch mentioned that Brian at Peak Landscape recommends obtaining TRPA approval for removal of all trees. Dean suggested that Brian talk to Jan Brisco. Motion to approve the tree removal proposal will be deferred to an email vote once Steve has a chance to look at the area and trees in question, and Lynn will initiate the motion for the email vote.

11. Rule Change for Beach Parties

This item will be put over for further discussion with the recreation supervisors.

12. New or Other Business

a. State Lands Commission Proposed Regulations

It has been brought to DPA's attention by Tahoe Lakefront Owners' Association that the California State Lands Commission proposes new leasing regulations that will impact property rights, pier, and buoys. Dean and Andy discussed possibly attending the SLC meeting in Sacramento on April 16th if they are available. There was discussion regarding renewal of the membership with the Tahoe Lakefront Owners' Association.

It was moved by Mitch Packard and seconded by Lynn Thompson to renew the membership for 2013 in the amount of \$1,000.00. Motion carried unanimously.

b. Request by Kelsey Ferris

The Board reviewed the written request by Kelsey Ferris to use the DPA courts for a tennis tournament sponsored by the Tahoe Yacht Club on Saturday, July 20, 2103.

It was moved by Mitch Packard and seconded by Lynn Thompson to approve the request. Motion carried with one opposition by Andy Schaefer.

13. Executive Session

There was no executive session.

14. Adjournment

The next meeting will be scheduled early in May, the date to be determined by a poll of the Directors.

It was moved by Steve Snow and seconded by Lynn Thompson to adjourn the meeting at 5:45 PM. Motion carried unanimously.