

Dollar Point Association
Board of Directors Meeting
Dollar Hill Professional Building
3000 North Lake Blvd., Suite 4, Tahoe City, CA
January 15, 2016
Final Minutes

1. Call Meeting to Order

President Mitch Packard called the meeting to order at 9:00 AM. A quorum was established. Board members present were Mitch Packard, Steve Owles, Pat Cala, Debbie Nicholson, Carol Wilmar, Peter Newell, and Pat Tweedy. There were no members absent. Others present were Debbie Wolf, Association Manager, who took the minutes, and Dean Headley, Legal Counsel. There were no email actions to acknowledge or record.

2. Approval of Draft Minutes from October 29, 2015

It was moved by Pete Newell and seconded by Carol Wilmar to approve the October 29, 2015 minutes as presented. Motion carried unanimously 7-0.

3. President's Report

a. Status of Entry Project

Mitch reported that he is waiting for a progress update from Steve Walton. Steve has the surveys and will contact John Mitchell from Placer County Public Works.

b. Expenditure Authority

The Board consensus was to maintain the expenditure authority at the same limit as last year in the amount of \$2,500 for the President and Vice-President, and \$500 for the Association Manager.

c. DPA Insurance Needs for 2016

Dean Headley explained the history with Aegis Insurance Markets in Truckee as our insurance agent. He discussed that Larry Lapkin is no longer involved with the company. The Board had discussed shopping around for other agents who could recommend carriers who would provide coverage for the diving board. Pat Tweedy advised that there are companies that will cover non-profits. Pete Newell suggested an agent in San Francisco. He will have Richard Alesna with ISU Insurance Services get in touch with Dean. Susan Driscoll with Aegis will be contacted to request the declaration pages of our current policies for comparative prices. Debbie will forward them to Dean, Mitch, Pete, and Pat.

4. Treasurer's Report

a. Tahoe Lakefront Owners' Association Membership

It was moved by Debbie Nicholson and seconded by Pete Newell to approve the 2016 membership renewal in the amount of \$1,000.00. Motion carried unanimously 7-0.

b. Peak Landscape Proposal

The Board reviewed Peak Landscape's proposal to replace the last irrigation system on the property with efficient irrigation heads. Sky Richardson recommended this project and explained in a letter that it would also reduce the outer edges of the lawn in areas that sod is not necessary. The estimated cost is \$7,820.00. The Board would like more detail on the project before approving this expenditure. Mitch will contact Sky for further information.

5. Beach & Pier Committee Report

a. Beach Umbrella Stands

Steve Owles reported that he will work with Matt Daniels to complete the umbrella stands in the spring.

b. Beach Gate Winter Status

Debbie reported that homeowners and/or renters are forcing the gate open in the snow and it then freezes and will not close. Jorge has been called several times to shovel the snow and ice to fix the problem. She explained that the gate closer is not meant to be left in this position, and has had to be repaired in past years at a cost of \$300 - \$400 each time. Mitch will talk to Rob Grimes to get a quote to plow a path to the gate to keep it clear of snow.

c. Tapco Construction Update

Steve reported that he has not talked to Tapco yet about replacing the water line at the beach. This work will be done after May 1st. A second bid may be necessary. Debbie expressed concern about not being able to open the beach bathrooms in early May due to the existing water leak. A porta potty will have to be ordered.

d. Buoy Lottery 2016

Debbie reported that a homeowner has requested the Board to reconsider the length of boats that can be in the buoy field to allow for longer boats. Dean explained that due to the buoy field layout, the State Lands Commission and outside advisors set the safety limit for 25 foot maximum boats. The Board consensus is not to change the existing rules. Also, the buoy fees will remain the same as last year. Dean will review the buoy/kayak/paddleboard application packet, and Debbie will prepare for the buoy lottery at the end of March.

6. Member Directory Committee Report

Pat Tweedy explained that she has a family member who has prepared the beginning of a mock-up for the directory using the DPA Excel spreadsheet and merging it into a Word document. She discussed a few cost estimates and asked for a budget of \$2,000.00. Debbie explained that there are still a lot of homeowners who have not responded with their updated contact information. Debbie Nicholson suggested sending an email blast to those who have not responded who we have emails for, and giving them a deadline date to respond. Lud has offered to help. He will be asked to make phone calls to a list of homeowners who we do not have emails on record.

7. Tennis Committee Report

a. Pickle Ball Court

Debbie Nicholson reported that the consensus of the tennis committee and the strong majority of members who responded to the survey is not to convert an existing court for the use of pickle ball. The location of the beach knoll plateau was discussed. Further research would be needed for access to that area. Debbie would like to continue to pursue temporary court capability at a low cost. The Board suggested that a new playground at the pool area may get more use than pickle ball.

8. Access Control Committee Report

Pete Newell reported that he did some research with Incline Village and Tahoe Donner Association. They have very sophisticated systems with pictures on cards and provide a limited number of cards. They use punch cards for guests. He also talked to Dave Hansen who manages several properties and Dave suggested that any system used is only as good as who is monitoring it. Over-usage is the main concern. He will continue to talk to other Associations and will have further recommendations

at the next meeting. The system would have to be tailored to our specific needs. The Board agreed that this is a complicated issue.

9. Other Business

a. Annual Meeting Catering

Carol reported on the problems at last annual meeting. Some homeowners complained that the food was not good and they are tired of the same menu. Other issues were members bringing too many guests and not paying for them. Carol recommends limiting the number of tickets per property. The Board consensus was to offer four tickets at no cost, and charge for any additional. She explained that she and Debbie W. met with Paul Selak to discuss a new menu. Paul will provide a bid and an additional bid will be obtained by another local caterer.

b. Action Items from 2015

All action items were reviewed from previous meeting. Some items have been tabled.

10. Next Meeting Time and Adjournment

The next meeting date will be scheduled in the first week of March by a poll of the directors.

It was moved by Pete Newell and seconded by Carol Wilmar to adjourn the meeting at 12:00 Noon. Motion carried unanimously 7-0.

ACTION ITEMS

1. Debbie W. will meet with Jesse in the spring to prioritize recreation expenditures.
2. Pat T. will put Jesse in touch with her contact regarding pool furniture.
3. Steve will complete the work on the umbrella stands.
4. Steve will also talk to Brad at Tapco regarding his proposal for the new water line at beach.
5. Pete will contact Richard Alesna at ISU Insurance in San Francisco.
6. Debbie W. will request insurance policy declarations from Susan Driscoll.
7. Mitch will contact Sky Richardson regarding more detail for Peak Landscape's proposal.
8. Mitch will get a quote from Rob Grimes to plow and shovel at the beach gate.
9. Dean will review the 2016 Buoy Packet, and Debbie will mail the packet and prepare for the buoy lottery.
10. Debbie W. will work with April Marriner to send an email blast out to everyone who has not responded with their updated contact information for the Member Directory (who we have emails on record).
11. Debbie W. will ask Lud to make phone calls to a list of members who we do not have emails on record for.
12. Debbie N. will continue to pursue a temporary location for a low cost pickle ball court.
13. Pete will continue to research systems for better access control of the facilities.
14. Carol will get bids for catering at the annual meeting.