



Bear Valley Springs Association Board of Directors
Regular Monthly Meeting
 Tuesday, March 17, 2026, at 6:00 PM
 Oak Tree Country Club
Minutes

Open to All Members

A. ANNOUNCEMENTS –

1. **Call to Order – Pledge of Allegiance @ 6:00pm**
2. **Roll Call –**
Board Members Present: Munday Gadzia Hicks Burcham
Board Members Absent: Burchard
Staff Members Present: Don Ciota, Anita Bauer

3. **Declaration of Intent to Tape the Meeting**

This meeting will be digitally recorded to assist in capturing the minutes. Members attending the meeting are prohibited from using any sort of recording device during the meeting. This includes audio recorders, video recorders or any type of camera (including cell phone cameras).

4. **Board Comments & Announcements**

B. ADMINISTRATIVE & PROCEDURAL MATTERS / CORRESPONDENCE

<u>Item #</u>	<u>Item</u>
26-107	Approval of the Agenda <ul style="list-style-type: none"> ▪ March 17, 2026, Regular Meeting Agenda Motion by FH to approve the 3/17/26 regular meeting agenda. 2nd by JG Motion Approved VOTE 4-0
26-108	Approval of Minutes <ul style="list-style-type: none"> ▪ None
26-109	Reading of the Executive Session Reports <ul style="list-style-type: none"> ▪ Regular Executive Meeting – 2/17/26 ▪ Special Executive Meeting- 2/23/26 Read into the record and received and filed as reported.
26-110	Receive and File Various Committee Reports <ul style="list-style-type: none"> ▪ Equestrian Advisory Committee – 2/2/26, 3/2/26 Motion by FH to receive and file the committee reports. 2nd by JG Motion Approved VOTE 4-0
26-111	Financial Report and Treasurer’s Report Don reported there is a delay in the monthly financials due to unforeseen responsibilities that needed attention. The financials will be reviewed at the Monday Special meeting.

C. GENERAL MANAGER

<u>Item #</u>	<u>Item</u>
26-112	Amenity Highlights and Challenges Don discussed projects around the Valley and the Cultural Arts Association’s donation of a television for the Equestrian Center Lounge

D. CONSENT CALENDAR – 3 items

26-113	2025-26 Board of Directors Board Meeting Schedule
26-114	2026 Board of Directors Operational Calendar
26-115	BVSA 2025-26 Follow-Up Items list
	Motion by JG to approve the consent calendar. 2nd by FH Motion Approved VOTE 4-0

E. BOARD BUSINESS ACTION ITEMS – 3 items

Item #	<u>Item</u>
26-116	<p>Discussion and Request for Approval- Capital Expenditure Request – Maintenance Utility Truck</p> <p>Casey proposed the CER purchase of a Utility truck for the maintenance department. Motion by GM to approve Alternative One, the purchase of a 2026 Chevrolet 4X4 2500 heavy duty truck to the BVSA maintenance fleet. The transaction to be with Three-Way Chevrolet in the amount not to exceed \$63,000. To be funded out of the reserve account. 2nd by FH Motion Approved VOTE 4-0</p> <p>Motion by GM to approve the repurpose of the smaller GMC truck to department 19 and sell the 2020 Toyota Camry applying the funds from the Camry sale to the purchase of the above-described truck 2nd by FH Motion Approved VOTE 4-0</p>
26-117	<p>Discussion and Request for Appointment- David Feibush – EAC</p> <p>Motion by GM to approve David Feibush to the EAC. 2nd by JG Motion Approved VOTE 4-0</p>
26-118	<p>Discussion and Request for Appointment – Joy Webber – GAC</p> <p>Motion by FH to appoint Joy Webber to the GAC 2nd by JB Motion Approved VOTE 4-0</p>

F. MEMBER COMMENTS

In order to give you an opportunity to address the Board, and in compliance with Civil Code Section 4925 and 5000(b), we’ve set aside a period of time for members to provide their comments to the Board. We ask that you document your issue(s) by completing the BVSA Public Comments Form to assist us. If you have not already filled out a Public Comments Form, please do so now and hand it to the Board Secretary, Anita Bauer. The forms are located at the entrance where you came in. When you are recognized, please come up to the lectern and use the microphone. Begin by stating your name and tract/lot number for the record and please limit your comments to five (5) minutes. If someone else has already stated the issue, but you have something else to add to it, please raise your hand to be recognized. Due to time constraints, the Chair may limit participation to once per member. Thank you for your cooperation and adherence to this Open Forum Policy.

G. SUMMARY OF TODAY’S FOLLOW UPS

Add monthly financial report to Monday agenda.

H. ANNOUNCE UPCOMING MEETINGS AND NOTICES

MEETINGS

- Joint BOD/FAC Budget Review Meeting, Wednesday, March 25, 2026, at 9:00 AM, OTCC
- Joint BOD/FAC Budget Review Meeting, Thursday, March 26, 2026, at 9:00 AM, OTCC
- Regular Monthly Board Meeting, April 21, 2026, OTCC (Closed executive meeting prior to the open meeting)
- Special Monthly Board Meeting, April 27, 2026, BVSA Conference Room (Closed Executive Session prior to the Open Meeting)

NOTICES

- Closed Executive Session Board Meeting on March 17, 2026, to begin at 2:00 PM (prior to the Open Session) where the Board of Directors conduct Association business that falls within one of the following categories:
 - Member Discipline/ECC Matters
 - Litigation/Legal Matters
 - Contracts
 - Delinquent Assessments
 - Personnel Matters
 - Compliance Officer Report

Executive Session Board Meetings are confidential and therefore **CLOSED** to membership.

I. ADJOURN REGULAR MONTHLY MEETING @ 6:15pm