



**Board of Directors Meeting  
August 16, 2022  
*Ratified***

President: David Heindel  
VP Social: Meera Desai  
VP Pool: Kevin Ryan  
Treasurer: Open  
Secretary: Tracy Rodriguez  
Communications: Emre Tapucu

The Board Meeting was held at Shadow Brook Pool

Secretary called the meeting to order at 7:05 PM, along with a Quorum of 5 members  
There were 9 people in attendance including the board

President

- Corn hole request for reimbursement of \$100 for broken set
  - ***VOTE: Kevin motioned that David be reimbursed up to \$100 for a new Corn Hole set replacement, Tracy provided the second, and the vote passed 5-0***
- Legal update & discussion; motion to approval Legal Counsel to prepare updated Governing Documents (CC&R's, Bylaws & Articles of Association)
  - ***VOTE: Kevin motioned the Board hire Doug Bickham as our new legal counsel, Tracy provided the second, and the vote passed 5-0.***

ACC Update – Sheryl Stroh

- ACC request concerning a solar roof application at 744 Marble Court
  - ***VOTE: Meera motioned that the board approve the request for a GAF Timberline Solar Roofing Energy System at 744 Marble Court, Emre provided the second, and the vote passed 4-1***
- ACC request to formally amend the roof policy to eliminate language stating that “shake roofs are automatically approved”
  - To be addressed at next meeting

Secretary

- Minutes from June 14 Regular Board meeting approved 5-0.
- Announcement of Special Meeting held on 6/30 - personnel matter – matter resolved
- Announcement of Special Meeting held on 8/11 – ACC request- no action taken
- Confirmation of new Treasurer - Mehul Patel
  - ***VOTE: Meera motioned that we confirm Mehul Patel as our new Treasurer effective September 1, Emre provided the second and vote passed 5-0***

Pool

- Announcement Brivo Waiver Management - Scott Brookshire
- Reserve Study update – Should have completed for review at our October meeting

- Rosalio tree removal est. \$5500 Large Pine Tree on other side of pool fence and three pines in the front of parking lot.
  - ***VOTE: Kevin motioned that we remove the 4 trees, David provided the second, and the vote passed 3-2.***
- 2022 Fall Lap Swim Program & pricing for Associate Members – **Will charge \$240.00 per family** for September weekdays through December.
- 2023 Full Year program starting January 2023 – general discussion that the rate should be \$1300.00
- Replastering update: work completed; final payment made to Burkett's

#### Social

- EuroTrash – Meera/David to see if they will reschedule for Labor Day
- Swim Team Parent Reps for 2023 – Tracy to check with Katie before end of week
- Swim Team Head Coach for 2023 – to be discussed prior to year end

#### Treasurer – David Heindel

- Insurance update: new one-year policies in place as Aug. 22
- Outstanding Dues: one more try to get payment, than three will be moved to collection
- Hiring of a Bookkeeper – Interviewing over next two weeks
- Member Dues & Summer Associates Dues: preliminary discussion

#### 2023 Election

Election Team: Steve Ferree – Election Inspector, Carol Chiu, Mary-Stone Bowers, we need a couple additional volunteers

#### POSITIONS

- **President** — open
- **VP-Social:** Meera Desai, incumbent + Sneha (Welcome) + many more
- **VP-Pool:** Joni Landine + Valerie (Kevin as facilities support) + Scott Brivo management + TBD paid Pool Mgr.?
- **Treasurer:** Mehul Patel + Hwa Zeng as support + TBD paid bookkeeper
- **Financial Secretary:** Tracy Rodriguez, incumbent
- **Communications:** Koorosh Vakhshoori (Emre as support)

#### Board Actions

- (1) issue notice of Nominating Procedure by Aug. 22
- (2) Finalize Election Rules

# KEY ELECTION DATES

Nomination deadline – Th. Sept. 22

Notice of Meeting and Candidate List – Tu. Sept. 27

Voter List & Ballot Materials sent – Mon. Oct. 28

Election Date - Tu. Nov. 29

Record Date – on or before Dec. 14

Meeting Called at 8:37