

OAKMONT

IN THE VALLEY OF THE MOON

OVA Board
Regular Business Meeting Minutes
Wednesday, Feb 28, 2018 – 1:00 PM Central (Berger) Auditorium
OPEN MEETING – All Members Welcome

1. **Roll Call – Establishment of a Quorum – Call-to-Order** – Vice President Goodwin called the meeting to order at 1:01PM, noting a quorum six directors present: Goodwin, Bettencourt, Connelly, Oneto, Karen Oswald and VanBockern. Also present were OVA's Attorney Martin Hirsch, GM Hubred, Timekeeper Laden, EAA Dougherty and approximately 8 members.

Vice President Goodwin explained the purpose of the meeting to adopt the Revised Election and Voting Rules. The revised rules were mailed to all legal owners of record on Jan 19, 2018 to allow members send written questions to the Board or GM Hubred to be considered at this meeting.

2. **A. Adopt Meeting Agenda**
Directors Goodwin and VanBockern moved and seconded a motion to adopt the meeting agenda. The Board voted unanimously 6 "For" the motion.
3. Vice President Goodwin announce Rich Laden will be Timekeeper and Cathy Dougherty will be Task Master for this meeting.
4. **OPEN FORUM** – Vice President Goodwin opened forum at 1:05 PM saying each member will have three minutes to speak. He asked for a show of hands of who wanted to speak to the Board. There were no responses. Open Forum Closed at 1:06PM.
5. **Unfinished Business – Election Rules Revision**

1:06 PM GM Hubred took over the meeting. He announced that Attorney Martin Hirsch is present from Perry Law Firm and Wayne VanBockern is seated on the Board today. He explained there are three legal changes, which were project on the large screen in the auditorium for members to see. He referred to Page 4, Item E, saying it was omitted in error. There's no need for a 30-day notice since the content was included in the prior Board approved Election Rules. He noted on page 11, Item X. A. B. and C. were added back into the Revised version from the prior Board approved Rules. He also stated Item XIII Order Election in the revised version, per Attorney and GM opinions it conflicts with OVA staggered open seats annually of 3-4. It was deleted. There's no need for a 30-day notice of publication. Attorney Hirsch reiterated removing Item XIII is referred to in OVA By Laws Section 5.3.1. asserting that OVA's By Laws supersede the Rules.

OAKMONT VILLAGE ASSOCIATION

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GM Hubred asked the Board to open discussions.

Board Discussion – Goodwin read member J Luini’s concern about the 1% rule between the highest and lowest non-elected member and that expense goes to the OVA, only if its challenged later. Attorney Hirsch agreed. Director Oneto questioned E.2. page 6 is wording clear “each household gets one ballot”. Page 7 “grant of the common area” is the wording clear. GM agreed the wording is clear.

Goodwin read a comment from B Dodd suggests changing words regarding members with multiple properties to they “must”. Goodwin reminded members to clearly fill out your ballots, it is important to have your vote count. GM Hubred announced this year the property account, address and member name is pre-printed on the white envelope. And postage is not required. OVA will not accept ballots at the Office or at Umpqua bank. All ballots must be mailed to the Inspector of Elections. Members must contact the Inspector of Elections with any questions about voting.

- a. **Membership Discussion** – No comments from attending members.
- b. **Potential Adoption of Rules**

Director Karen Oswald moved and VanBockern seconded a motion to accept the Revised Election and Voting Rules. The Board voted unanimously 6 “For” the motion.

6. New Business – None

7. Future Agenda Items – March 20, 2018 business meeting

- a. Karen Oswald moved, Oneto seconded, a motion to have the following items on a Board business meeting Tue, Mar 6, 2018: 1) Board needs to vote on the Architectural Committee appointments; 2) Reactivate the LRPC; 3) Town Hall and Workshop meeting discussions.
- b. Lynda Oneto moved, Goodwin seconded, a motion to have the following items on the Board’s business meeting Agenda Tue, Mar 6, 2018: 1) GM status of the ERC Pickle Ball permit; 2) When will the GM have a Reserve Study presentation; 3) Schedule an OVA sponsored workshop about the OGC matter.
- c. Lynda Oneto moved, Goodwin seconded, a motion to have the following items on Tue, Mar 6, 2018 Executive Agenda: 1) Four personnel and 2) Two legal matters.
- d. Karen Oswald moved, Oneto seconded, a motion to have the following items on Tue, Mar 6, 2018 Executive Agenda: 1) One legal and 2) Two Personnel items.
- e. Kathleen Connelly asked to have Sirens put on the Board’s Mar 20, 2018 business Agenda. She’ll reach Jules Lifschitz about making a presentation of his research.

8. Adjournment – Director Goodwin adjourned the meeting at **1:36 PM**.


Carolyn Bettencourt, Secretary

3-23-18
Date