

# Bayshore Village Homeowners Association

## Board Meeting

Saturday, February 21, 2015  
In the Bayshore Village Clubhouse  
Morro Bay  
At 9 AM

## Agenda

- I. Call to order – By President Brian Hodgson. Verify a Quorum of the Board
- II. Request by Kyle Roofing for an additional \$2,662 for the Phase II re-roofing project
- II. Approval of Minutes - the minutes of the November 1, 2014, January 3, 2015, & the January 17<sup>th</sup>, 2015 Board meetings & the 2014 Annual meeting
- III. Owner Forum at discretion of the Chair for items not on the Agenda (three minute maximum allowed per member). During open forum, each attendee may address the board for up to three minutes. A director or manager may briefly respond to statements made or questions posed. Speakers may not allot their time to others. All persons must follow Meeting Rules
- IV. Financial Report – February 2015 (Anna)
  1. Dues report
  2. Appoint owner Janet Gould as a signer on the Edward Jones reserve account
  3. Secretary's Report: Emergency Reserve (R) & Operating (O) Expenditures & Approvals outside of an open noticed BOD meeting. (BOD members see Managers Report for complete list.)
- V. Committee Reports (BOD to appoint committee members for 2015)
  1. Landscape:
    - landscaping update
    - irrigation update
  2. Trees
    - tree update, including State-owned Eucalyptus trees east of 132-148 SC
    - Ultrasonic device for deterring Turkey Vultures east of 132 SC
  3. ARC
  4. Repairs & Maintenance
  5. Seagull
  6. Pool and Spa – Purchase clock – air temperature gauge
    - Purchase Cover Free at \$33 per quart
    - BOD member to attend class to be a Certified Pool Operator - \$250
    - Create pool passes to deter trespassers
    - \$180 Replace leaking valve in pool room
    - \$120.00 Replace damaged leaking Chlorinator
    - \$120.00 Replace spa light bulb and gasket while spa is drained.
    - \$405.00 Replace 1 1/2 hp pool filter motor, includes new gaskets, seals and o-rings – not critical as the pool is closed
  7. Security/Pool
  8. Clubhouse
  9. Lift Station
  10. Finance
  11. Webmaster
  12. Policies & Practices
  13. NEW Ad-Hoc State Eucalyptus Tree Committee: Kathy Hanchett, Ann Fullerton & Craig Anderson
- VI. Old Business
  1. Management Report: Correspondence & Maintenance since last BOD meeting

VII. New Business

1. Purchase Environmental Hazard Insurance? Appoint a committee
2. Are owners & tenants insured if they work in the common area for the HOA? Medical, liability and lost wages. What does the Workers Compensation policy cover?
3. Add Wi-Fi or the internet in the clubhouse so out of town BOD members can attend meetings electronically?
4. 2015 Reserve Components scheduled for repair or replacement in 2015
5. Negotiate cable tv bulk-rate contract – Nancy
6. Painting of new wood and other painting projects for 2015
7. 138 SC–142 SC – east side trip hazards
8. How to take care of HOA business between meetings
9. **BSV's expectations of the primary contractor, subcontractors and material suppliers in order to receive progress or final payments**

VIII. Next Meeting schedule next BOD meeting

IX. Adjourn meeting

The Board of Directors will meet immediately after the regular BOD meeting in order to review all monthly and yearly HOA contracts. This is a closed session

*\*MEETING RULES: No audio or video recording is allowed by attendees. As provided for in the "Open Meeting Act," members may observe the meeting, but do not have the right to participate in the Board's deliberations or votes. Members may address issues during the open forum portion of the meeting.*

# BAYSHORE VILLAGE HOMEOWNERS ASSOCIATION

---

February 11, 2015

TO: Bayshore Village Homeowners

RE: Board Meeting

The next Board meeting has been scheduled:

Saturday, February 21, 2015  
9 AM  
In the Bayshore Village clubhouse  
Morro Bay, CA

The agenda is enclosed

This is a Board meeting but all Homeowners are urged to attend

Thank you,

*Sterling Association Management*  
*lynda@sterlinghoa-mgmt.com*

PLEASE HELP KEEP THE HOA DUES AS LOW AS POSSIBLE

If you would like to help the HOA and not have opted-in for Emailed notifications of meetings, agendas, minutes and other items please complete the Consent Form that was mailed to you on November 27, 2013 in your End of Year Disclosure Packet and mail or email in to Sterling Association Management. If you would like a copy of the form, please email Lynda at [Lynda@sterlinghoa-mgmt.com](mailto:Lynda@sterlinghoa-mgmt.com). PLEASE NOTE THAT YOU ONLY HAVE TO DO THIS ONCE, NOT EVERY YEAR