

**WILLOW VALLEY CLUB ASSOCIATION
BOARD OF GOVERNOR'S MEETING
SATURDAY, SEPTEMBER 6, 2025
549 Gordon Dr., Mohave Valley, Az 86440**

- 1.0 Call to Order – The Board of Governors meeting was called to order by Bryan Osbourne at**
 - A. Roll Call – Byran Osborne, Bob McMahon, Bret Welday, Mark Aery and Mark Bestwick present.**
 - I. Absent – Chris Young, Vince Nelson, Dee Adcox, Andrea Miller**
 - B Pledge of Allegiance**
- 2.0 Approve minutes from June, 2025 meeting .**
 - A. Bryan Osborne explained the requirements to be qualified to become a member of the Board of Governors, and some of their duties.**
 - B. Discussion on pipeline properties. Bob McMahon explained the properties and the Clubs' interest regarding the one-time property assessment.**
 - C. Bob McMahon made a motion to approve the minutes from the June meeting. Bryan Osborne seconded the motion, Motion passed**
- 3.0 Introduction – Bob McMahon suggested that since the Board of Governors meets so infrequently that we introduce ourselves to those members in attendance.**
- 4.0 Escrow signers – Bob McMahon stated that of the approved signers, Bryan Osbourne, Dee Adcox and Bob McMahon) that 2 of the signers are unavailable much of the time due to out-of-town activities and residences, leaving Bob McMahon as the only approved signer.**

Mark Bestwick made a motion to approve Mark Aery as an additional approved signer. Bob McMahon second. Motion passed.

5.0 Old business – Audience member suggested more signers on the escrow paperwork. Bob McMahon explained the current process of one signature from Board of Governors and one signature from Board of Directors for each escrow.

A. Bob McMahon asked the members in the audience if they would like to hear the duties of the Board of Governors per the Clubs' controlling documents. Members of their audience shared their interest. Bob McMahon explained the reason behind two governing boards and our attempt to consolidate into one.

B. Bob McMahon read the duties with a short explanation of each.

I. When the subject of the audit was reached, Rick Burns asked about getting an audit done. Bob McMahon explained that a forensic audit can be quite costly, and the Board of Governors does not have control of the funds to pay for such an audit. Rick Burns asked what can the membership do to get an audit done. It was suggested that members attend the Board of Directors meetings and request they approve the funding.

II. Chris Elvert, (Chairman of the Board of Directors) from the audience, commented that an audit was something they could certainly do. Byran Osborne suggested Chris Elvert bring the topic up at their upcoming meeting.

III. Discussion of developing a budget and including the Board of Governors as a whole board, rather than one member of the Governors having sole input.

6.0 New business

- A. One audience member requested that the Board of Governors keep the annual assessments the same for the upcoming year as it was the last year. Bryan Osborne explained that the annual assessments are determined by the Board of Directors.**
- B. Mark Aery requested an explanation from Bryan Osborne some of the expenses from the T-shirt purchases (sold as Willow Valley merchandise to members) and why two separate checks must be written. The issue will be discussed at the Board of Directors meeting.**

7.0 Adjourn – Bryan Osborne adjourned the meeting at 8:41.