**BVIA Annual Board Meeting Minutes**

**Saturday, April 3, 2021**

**1:00 p.m.**

1. **Call To Order**

Meeting called to order at 1:00 p.m. by Mark Mexal, President.

1. **Election Results**

Mr. Mexal thanked the members of the 2020 Board for their service. Mr. Mexal then shared the results of the 2021 elections for the BVIA Board of Directors and asked that as the names of those who have been elected were read that they join the dais.

Bill Campbell 140 votes – Elected to 3-year term.

Sarah Linkey 127 votes – Elected to 3-year term.

Rick Lovdahl 121 votes – Elected to 3-year term.

Mark Mexal 113 votes – Elected to 2-year term.

Gail Bellinger 103 votes -Elected to 2-year term.

Mark Hallet 100 votes – Elected to 1-year term.

Dan Newman 97 votes – Elected to 1-year term.

Results for the remaining candidates:

Randy Johnson – 87 votes

John Corella – 69 votes

Mike Coutu – 62 votes

Bobbie Reline – 62 votes

Patrick Jenkins – 53 votes

Ron Reline – 52 votes.

Neighbor Dan Belt repeatedly interrupted the meeting to question election results independently tabulated by BVIA’s management company, Planned Development Services and their qualifications to perform the election tally. It was explained to Mr. Belt that based on questions raised by a few neighbors after the 2020 Annual Election, the BVIA Board of Directors made the decision to have Planned Development Services tally the election results with no sitting board members or board candidates handling the ballots.

1. **Establishment of Quorum**

All 9 Board Directors were present, and a quorum was established.

1. **Election of Officers for 2021**

President – Motion was made to elect Mark Mexal to continue as President. Motion was 2nd and was approved unanimously.

Vice President – Motion was made to elect Bill Campbell to position of Vice President. The motion was 2nd and approved unanimously.

Secretary – Motion was made to elect Wil Santora to position of Secretary. The motion was 2nd and approved unanimously.

Treasurer – Motion was made to elect Sarah Linkey to position of Treasurer. The motion was 2nd and approved unanimously.

1. **Minutes of 2020 Annual Meeting**

Mr. Mexal reminded those in attendance that a recommendation was made and agreed to at the 2020 Annual Meeting to change the prior practice of waiting to review and approve the Annual Meeting Minutes at the next Annual Meeting. The recommendation made was to review and approve Annual Meeting minutes at the next Regular Monthly Meeting for the benefit of the members. As a result of this change, the 2020 Annual Meeting Minutes were approved at the next monthly meeting that was held in August 2020.

Mr. Mexal asked if a revision could be made to the 2020 Annual Meeting Minutes to reflect that member Patrick Jenkins had recommended that the Board hire a management company to assist with financial duties. A motion was made to make the addition, the motion was 2nd and was approved unanimously.

1. **BVIA Financial Review**

A discussion was held regarding the three bids received through Planned Development Services (PDS) for either a review, compilation or audit from CPA firms Butler Hansen, Ginsburg Dwaileebe and Pete Sarata and sent to all Directors and 2021 candidates prior to the meeting.

A productive discussion was held with significant input from members present to identify the appropriate level of review and process to prepare the parameters of such a review.

A motion was made to have Treasurer Sarah Linkey head a committee of member volunteers to create a document that provides a clear scope for a full audit (due by the next regular monthly meeting in May) to be performed by CPA firm Butler Hansen. The motion was 2nd and approved unanimously.

Mr. Mexal reviewed the draft budget for the 2021 fiscal year. A motion was made to approve the budget as submitted by Planned Development Services (PDS) for the upcoming year. The motion was 2nd and approved unanimously.

A motion was made to approve PDS to process and place liens on those properties that have not responded to collection notices and lien warnings. The motion was 2nd and approved unanimously.

1. **Annual Treasurer’s Report**

Mr. Mexal reviewed the financial report presented by PDS through March 31, 2021. Total assets in the Operating Account $95,797 which is us from $66,703 (end of February 2021) and reflective of recent dues received. Current dues are not in arrears until April 30,2021.

1. **Project Lead Volunteer Assignments**

The need for volunteers to assist with some of the community maintenance needs was discussed. Bill Campbell is leading the coordination of road improvements and any members interested in assisting Bill and team should contact him after the meeting.

Anyone interested in assisting with general building maintenance activities should see Bill Campbell, Dan Newman, or Wil Santora after the meeting.

No new information was available for communication regarding the emergency exit project currently.

River Crossing/Box Culvert solution. A discussion was held, and several different potential options were discussed but costs and permitting needs were unknown at this time.

Grass cutting and Soda Machine maintenance. The volunteer who was providing these services has advised they could no longer continue so volunteers are needed to fulfil these activities. In the interim, Albert Masterson agreed to assist with managing the soda machine maintenance.

Water well drilling application. The permit is still active but there are no plans currently to drill any well.

Snowplowing. A discussion was had around the feasibility of obtaining plowing services during snow events and the consensus was that the cost would be prohibitive and there would be no guarantee we would get timely service. Jim Wiggert agreed to explore options and report back.

Bill Campbell expressed an interest in reviewing the CR&R’s to identify items that require updating. He is forming a committee with volunteers Mike Coutu and Maureen Seeker. Anyone interested in assisting should see Bill.

Wil Santora shared that Nazek Santora, the current Firewise coordinator, is needing to step away from the role and we are looking for someone to take this on for the community. Please contact Nazek or Wil Santora if you are interested.

1. **Member Comments**

Member Dan Belt asked what the amount the community has spent on Water Company legal fees in the last year. Mr. Mexal shared approximately $42,000 which includes expenses associated with defending BVIA from false accusations of tampering with the river.

Member Bob Gawne expressed concern about the comment that the Beaver Valley Homeowners Alliance could not directly make recommendations on behalf of homeowners. Wil Santora shared that he understood Bob’s concerns but clarified that the BVHA as a corporate entity is not a member of the BVIA and that the Board is responsible to members of the BVIA only.

A motion to adjourn was made and 2nd and approved unanimously and the meeting was adjourned at 2:21PM.