DAYTON VALLEY COMMUNITY ASSOCIATION

c/o Complete Association Management Company (CAMCO), 704 W Nye Ln Ste 101 Carson City, NV 89703

BOARD OF DIRECTORS MEETING MINUTES
OCTOBER 24, 2018
101 Palmer Drive, Dayton, NV 89403
Per NRS116.31083, this meeting was audio recorded

BOARD OF DIRECTOR'S ROLL CALL

Name	Position	Term	Present	Absent
Dennis Drury	President	04/2019	X	
Sandy Mass	Vice President	04/2019	X	
Kim Staley	Director	04/2020	X	
Gene Cowles	Secratary	04/2020	X	
Wray Brett	Director	04/2019		X
Karen Ryan	Treasurer	04/2019	X	
Doug Kreie	Director	04/2019	X	

Manager: Ginny Spencer, Supervising Community Manager

ESTABLISHMENT OF QUORUM
Quorum was established as noted above.

CALL TO ORDER
Dennis Drury called the meeting to order at 6:00 PM.

SPECIAL GUEST
Bob Amato attended to discuss the committee for a second bridge.

MEMBERS COMMENTS
There were 48 owners in attendance, items brought up for discussion were:
Roads
Speed Bumps
Cameras
Golfers
Golf Course
Speeding
Speed Monitoring

MEETING MINUTES
Kim Staley motioned to approve the meeting minutes from September 12, 2018, Gene Cowles seconded the motion. All in favor the motion carried unanimously. Dennis Drury abstained from voting.

FINANCIALS

A. Gene Cowles motioned to accept the financials from August and September 2018, Sandy Mass seconded the motion. All in favor the motion carried unanimously.
B. Gene Cowles motioned to accept the 2017 audit, Sandy Mass seconded the motion. All in favor the motion carried unanimously.

New Business

A. Appointment of Board Member – Sandy Mass motioned to appoint Doug Kreie to the board, Gene Cowles seconded the motion. All in favor the motion carried unanimously.
B. CC&R Amendment Ballot – Kim Staley motioned to approve mailing of the ballot for CC&R amendments, Gene Cowles seconded the motion. All in favor the motion carried unanimously.
C. Organization of Officers – Gene Cowles motioned for the following position, Sandy Mass seconded the motion. All in favor the motion carried unanimously.
    a. Vice President – Sandy Mass
    b. Secretary – Gene Cowles
    c. Director – Doug Kreie
D. Snow Removal Contract – The board took no action on this item at this time.
E. 2019 Budget – Sandy mass motioned to adopt the 2019 budget with a holiday assessment for the month of January, Dennis Drury seconded the motion. All in favor the motion carried unanimously.
F. Perimeter Fencing/Gates – The board discussed the fencing and gates.
G. Petition for Sign for Bayhill Gate – Dennis Drury announced that only 17 valid signatures were received and no action was taken at this time.
H. Petition for Doggie Station – Dennis Drury announced that only 10 valid signatures were received and no action was taken at this time.
I. Petition on Website – Dennis Drury announced that only 20 valid signatures were received and no action was taken at this time.
J. Petition for Capital Investments – Dennis Drury announced that only 21 valid signatures were received and no action was taken at this time.
K. Petition for Special Meeting – Dennis Drury announced that only 32 valid signatures were received and no action was taken at this time.
L. Vacancy on the Board of Directors – The board discussed the upcoming vacancy for the treasurer position.
M. Organization of Committee Chair Members – Gene Cowles motioned for the following chair members, Sandy Mass seconded the motion. All in favor the motion carried unanimously.
    a. Gates/Security – Gene Cowles
    b. Landscaping – Dennis Drury
    c. Road – Dennis Drury
N. Increase in Internet Service – Gene Cowles motioned to increase the internet service from $65 a month to $100 a month for the cameras, Sandy Mass seconded the motion. All in favor the motion carried unanimously.

COMMITTEE REPORTS

A. ARC – Kim Staley gave an update that they have seen arcs for painting – he informed the owners that if they want to paint their front door, they do not need prior approval.
B. Gates – Dennis Drury gave an update that they are working on the problems at the Bayhill Gate.
C. Landscaping- Tom gave an update that the water will be turned off for the winter and he has been watching trees that need to be trimmed.
D. Social – The Christmas party will be held on December 16 at 5:00 PM. Adults are $20 and kids $10, non-member adults are $30 and kids $15.
E. Website – Sandy Mass gave an update that they are still working on the message board.
F. Roads – Dennis Drury gave an update that they are working on setting up a meeting with an engineer to discuss the roads.
G. Security – Gene Cowles gave an update on the cameras
H. CC&R's – Gene Cowles reminded owners to follow the CC&R's.

EXECUTIVE MEETING SUMMARY

Prior to the board meeting, the board held an executive session to discuss legal issues, hearings, and delinquencies.

NEXT MEETING DATE & ITEMS FOR NEXT MEETING

Next meeting is scheduled for November 14, 2019
2019 calendar for the next agenda

MEMBER COMMENTS

There were 51 owners in attendance, items brought up for discussion were:
Clubhouse
Speed Bumps
Gate Incident
Monitoring System
Wireless Microphone

ADJOURNMENT

Gene Cowles motioned to adjourn the meeting at 7:33 PM, Sandy Mass seconded the motion. All in favor the meeting adjourned.

Respectfully Submitted by: Ginny Spencer, Supervising Community Manager
Agent for Complete Association Management Company

Approved: _____ Date: 11/14/2018
Secretary/Board Member Signature