

AGENDA
TAHOE DONNER ASSOCIATION
BOARD OF DIRECTORS SPECIAL MEETING

October 19, 2017
Northwoods Clubhouse
12:00 p.m.

To enhance the quality of information and scheduling, this timed Agenda is prepared one week in advance of the meeting, and the Board reserves the right to adjust this schedule during the meeting by adding, deleting, and/or moving matters as required and as permitted by law. Association Board of Director's meetings are open to members, but not the general public.

This meeting is being recorded.



Please silence your cell phone.

OPEN SESSION

SECTION

I. 12:00 p.m. Call to Order

Opening Procedures:

- Pledge of Allegiance

Special Board Meetings Language

Special meetings of the board can be held between regular meetings to conduct business that cannot wait until the next regularly scheduled board meeting. Boards are required to give notice of special meetings and allow member attendance at such meetings.

II. 12:01 p.m. Member & Director Comments

Property owners' comments are welcomed at this time for matters not on the agenda and are limited to three minutes. However, members may submit additional comments by email to the Board (board@tahoedonner.com). The Board president may recognize members to comment on agenda items as they occur. Members are requested to identify themselves and to include Unit and Lot

Number. Directors and Staff are limited by law to brief responses and clarifying questions to matters not on the agenda. Directors may request Staff to report back to the Board concerning such matters and place the matter on a future Board agenda.

Board meetings are defined by the Davis-Stirling Act as a gathering of a majority of directors at the same time and place to "hear, discuss, or deliberate upon any item of business that is within the authority of the Board." (Civ. Code §4090.) A Board meeting is a meeting of the corporation's Board of Directors, not a meeting of association members. Accordingly, members do not have a right to participate in the Board's discussions and votes. By statute, members can watch the Board conduct business. In addition, they can address the Board during the open forum portion of the meeting. Although members do not have a legal right to participate in Board discussions, the president can invite comments from the audience on particular items of business if he so chooses. This is at the discretion of the Board.

III. 12:15 p.m. Discussion: 2018 Tahoe Donner Association Budget Review **A**
(Mike Salmon, Director of Finance & Accounting)

The Board of Directors will review and discuss in detail the 2018 Budget for the Tahoe Donner Association.

Topics of discussion concerning the 2018 Budget will proceed as follows:

- Review Board Provided 2018 Budget Strategic Planning Guidance –
 - No increase in the Annual Assessment (5 minutes)
 - Review 5-year growth of Annual Assessment (20 minutes)
- Replacement Reserve Fund – Reserve Study Update Review (20 minutes)
- Development Fund and New Equipment Fund Review (15 minutes)
- Operating Fund Review (revenue, costs, user fees/rates) (1:15 hour)
 - Overview of Operating Fund Budget Draft
 - Budgeted Full-Time, Part-Time, Seasonal Staffing
 - Budgeted Net Operating Results (NOR) by Department
 - User Fee & Rate Change Recommendations

IV. 2:30 p.m. Adjournment

The next regularly scheduled Board meeting will be **Saturday, October 28, 2017** at the Northwoods Clubhouse.

As provided for in Civil Code §4920 – Notice of Board Meetings: This agenda was posted at least four days prior to the meeting.

Look for board meeting details and supporting documents online at:

<http://www.tahoedonner.com/board/>

Enroll in our electronic communication's email opt-in program to receive official communications via email.

<http://www.tahoedonner.com/update-your-profile/opt-in-to-go-paperless/>

Megan Rodman

October 18, 2017

Megan Rodman, Executive Assistant

Date