

MINUTES
TAHOE DONNER ASSOCIATION
REGULAR BOARD OF DIRECTORS MEETING

June 25, 2021
Teleconference
9:00 a.m.

A regularly scheduled meeting of the Board of Directors of Tahoe Donner Association was held at the Northwoods Clubhouse and via teleconference on Friday, June 25, 2021. President Koenes called the meeting to order at 9:01 a.m. The following Directors were in attendance, thus constituting a quorum of the authorized number of Directors of the Association:

Directors Present: Don Koenes, President
Jim Roth, Vice President (via webinar)
Steve Mahoney, Treasurer
Courtney Murrell, Secretary
Charles C. Wu, Director (via webinar)

Directors Absent: None

Staff Present: **David Mickaelian, General Manager**
Annie Rosenfeld, Director of Risk and Real Property
Lindsay Hogan, Director of Communications & Member Relations
Jon Mitchell, Director of Capital Projects
Miguel Sloane, Director of Operations
Miah Cottrell, Director of IT
Erika Stohl, Director of Human Resources
Todd Martyn-Jones, Director of Finance, Accounting and Business Support
Steve Turner, Director of Food & Beverage
Robin Bennett, Recording Secretary

1. CALL TO ORDER

Employee Recognition

David Mickaelian, General Manager, recognized employees for their years of service with Tahoe Donner. Chris Lydon 5 years of service with Tahoe Donner.

President Koenes provided the flow and process of today's meeting.

2. MEMBER & DIRECTOR COMMENTS

Board President Koenes invited brief member and director comments on items that are not on the agenda.

Member comments were made regarding:

- A member commented regarding the downhill ski lodge
- A member commented regarding the downhill ski lodge.
- A member commented on the board censorship on Nextdoor.
- A member commented on board code of conduct and filing a complaint.
- A member commented on the recreation fee and various options that should be considered.
- A member commented on the hiking trails and bikes on the trails.
- A member commented on censorship on the Nextdoor platform and Friday board meetings.
- A member commented on the Nextdoor platform.
- A member commented and concurred on the above comments and censorship on Nextdoor.
- A member commented on the commitment of response to the Memberletters.
- A member commented on the poll that Director Wu posted on Nextdoor regarding Friday board meetings, Zoom participant viewing and chat room availability on Zoom.
- A member commented on trails and thanked Annie Rosenfeld for the work put into the Nature Loop.

Director comments were made regarding:

- Director Murrell commented on the trails staff and the signage.
- Director Roth commented on the Nextdoor board censorship.
- Director Mahoney commented on Nextdoor and the censorship statements made today.
- Director Koenes commented on the Memberletters process for response.
- Director Koenes commented on communications and the best practices for communication for the board, staff and membership.

Members may submit additional comments by email to the Board of Directors at Memberletters@tahoedonner.com (Members are recognized to comment on agenda items as they occur).

3. ACTION: CONSENT CALENDAR

(Board of Directors)

Items listed under the Consent Calendar are considered to be routine and were acted on as follows:

- May 28, 2021 Regular Meeting Minutes
Executive Session Report
 - May 28, 2021
- 5501 Report
- Elections Committee – New Member

Director Mahoney moved to adopt the consent calendar seconded by Director Wu.

Motion Passed: 5 - 0

4. COMMITTEE / TASK FORCE REPORTS

The Board of Directors reviewed the Committee/Task Force written minutes and reports as a routine monthly procedure.

5. YES ON T BALLOT MEASURE

David Mickaelian, General Manager spoke on the Ballot Measure.

After discussion, Director Wu moved to authorize the donation in the amount of \$10,000 (~\$1.50/property) to Measure T and management to publicize to TDA Homeowners volunteers and voter registrants seconded by Director Koenes. Motion Passed: 5 – 0

6. GENERAL MANAGER UPDATE

David Mickaelian, General Manager along with staff provided the Board of Directors with an an update on the Lodge at Downhill Ski, Amenity Access for Trout Creek and Marina, COVID, Staffing update and a Charter update for GPC, and Trails and Open Space.

Break was taken at 11:26 a.m.

The Board of Directors reconvened at 11:39 a.m.

7. PROPOSED OFF-ROAD VEHICLE RULE CHANGE, E-BIKE REGULATIONS AND OTHER NOTED CHANGES

Annie Rosenfeld, Director of Risk Management and Real Property presented the Board of Directors with proposed changes and regulations.

After discussion, Director Koenes moved to approve for publication the proposed changes to the Off-Road Vehicle rule for 45-day member notification and member comment period with an amendment to the rule authorizing golf carts and e bikes in parking lot for commuter and mobility purposes for those certified in the disability vehicle code effective July 1, 2021. Deleting the special general delivery mailer.

Director Koenes amended the motion removing the commuter purposes seconded by Director Mahoney. Motion Passed: 5 – 0

Director Mahoney moved to approve the publication as a special general delivery mailer seconded by Director Murrell. Motion Passed: 5 – 0

8. BREAK was taken earlier

9. SHUTTLE BUS, 2021 RESERVE REPLACEMENT ITEMS

Miguel Sloane, Director of Operations provided the Board of Directors with a presentation and replacement information for two shuttle buses.

After discussion, Director Mahoney moved to approve the purchase of two – four wheel drive busses amending the staff recommendation seconded by Director Wu. Motion Passed: 5 – 0

10. FINANCE COMMITTEE TASKS

The Board of Directors reviewed and discussed the proposed tasks for the Finance Committee as provided by the Finance Committee Chair, John Dundas.

Director Koenes would like item 3 edited to add inventory of buildings.

After discussion, Director Koenes moved to approve the task list as provided and authorize management to release legal opinion regarding replacenet reserve with redactions that management may deem appropriate for the protection of our legal decisions seconded by Director Mahoney.

After further discussion, Director Koenes amended his motion to approve the task list as provided seconded by Director Mahoney. Motion Passed: 5 – 0

11. FINANCIAL UPDATE

Todd Martyn-Jones, Director of Finance, Accounting and Business Support, provided the Board of Directors with a financial update.

**12. BREAK/LUNCH WAS TAKEN AT 1:29 p.m.
The Board of Directors reconvened at 1:57 p.m. to the Financial Update**

13. ELECTION OF OFFICERS

Director Mahoney moved to elect the slate of officers Don Koenes as President, Courtney Murrell as Vice President, Jim Roth as Secretary, Steve Mahoney as Treasurer and Charles Wu at large seconded by Director Murrell.

Motion Passed: 5 – 0

- President – Don Koenes
- Vice President – Courtney Murrell
- Treasurer – Steve Mahoney
- Secretary – Jim Roth
- Director at Large - Charles C. Wu

14. ANNUAL BOARD MEETING CALENDAR

The Board of Directors discussed a draft schedule of the dates and times of all regular board meetings for the forthcoming year.

After discussion Director Koenes moved to approve the 4th Friday of the month with the exception of April and October for the 4th Saturday of the month seconded by Director Roth.

Director Koenes withdrew his motion.

Director Mahoney moved to approve the draft Friday schedule with a strong recommendation to staff that special meetings for amenity access, downhill ski or anything that is likely to have a greater interest to be held on Saturdays. The Friday April 22 move to Saturday April 23 seconded by Director Roth.

Director Mahoney amended his motion above to approve the draft Annual Board Meeting calendar with meetings held on the fourth friday of the month except for April being on a Saturday seconded by Director Roth. Motion Passed: 5 - 0

15. ANNUAL BOARD TRAINING

The Board of Directors will be provided dates and discussion in executive session.

16. 5501 SUBCOMMITTEE MEETING SCHEDULE

The Board of Directors reviewed the meeting schedule with designated directors to attend the 5501 meetings.

After discussion, Director Mahoney moved to approve the 5501 meeting schedule seconded by Director Murrell. Motion Passed: 5 - 0

17. COMMITTEE LIAISON AND TASK FORCE APPOINTMENTS

The Board of Directors discussed and considered the appointments of liaisons to the following committee and task forces:

Director Roth moved to adopt the slate of liaisons seconded by Director Mahoney.
Motion Passed: 5 - 0

Architectural Standards Committee: Jim Roth, Charles Wu

Covenants Committee: Jim Roth, Courtney Murrell

Finance Committee: Steve Mahoney, Jim Roth

General Plan Committee: Charles Wu

Human Resources Committee: Charter modified or disbanded at future meeting

Trails and Open Space: Courtney Murrell, Jim Roth

Tahoe Donner Giving Fund Committee: Steve Mahoney

18. SUSPENSION OF MEMBERSHIP RIGHTS

The Board of Directors reviewed and discussed the properties of members who have failed to bring their assessment accounts current.

After discussion, Director Mahoney moved to authorize the suspension as recommended seconded by Director Wu. Motion Passed: 5- 0

19. EXECUTIVE SESSION (closed to members)

Director Mahoney moved to adjourn to executive session at 3:07 p.m. seconded by Director Murrell. Motion Passed: 5 - 0

20. ADJOURNMENT

There was board consensus to adjourn executive session at 4:00 p.m.

Submitted by:

Courtney Murrell, Board of Directors Secretary

SECRETARY'S CERTIFICATE

I, Courtney Murrell, Secretary of Tahoe Donner Association, do hereby certify that the foregoing is a true and correct copy of the minutes of the Tahoe Donner Association Board of Directors regular meeting held on June 25, 2021 as approved by the Board members in attendance and constituting a quorum at a duty convened subsequent meeting of the Board.

Courtney Murrell, Board of Directors Secretary