

AGENDA
TAHOE DONNER ASSOCIATION
REGULAR BOARD OF DIRECTORS' MEETING

September 27, 2024
Northwoods Clubhouse, Mezzanine and Zoom Webinar
9:00 a.m.

This timed Agenda is prepared one week in advance of the meeting. The Board reserves the right to adjust this schedule during the meeting by adding, deleting, and/or moving matters as permitted by law. Association Board of Directors' meetings are open to property owners, but not the general public.

Property owners have the opportunity to make comments during each Agenda item in person at the meeting or via Zoom webinar. All board meetings are broadcast live. To watch board meetings live and for instructions on how to call into board meetings please visit the Tahoe Donner website at: <http://www.tahoedonner.com/members/governance/board-meetings/>.

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 to conduct business of the corporation.

This meeting is being recorded and broadcast live.
The times listed for each agenda topic are approximate.

Please silence your cell phone.



OPEN SESSION

- 1. 9:00 a.m. Call to Order / Call for Quorum**
(Benjamin Levine, Board President)
- 2. 9:01 a.m. Opening Procedures:**
 - Pledge of Allegiance
 - Employee Recognition – David Walker, 15 Years of Service
- 3. 9:05 p.m. Member Comments**

Property owners' comments are welcomed at this time for matters **not on the agenda** and are limited to three minutes. However, property owners may submit additional comments by email to the Board at memberletters@tahoedonner.com. The Board president will recognize property owners to comment on agenda items as they occur. Property owners will have the option of making comments during the meeting in person, or via Zoom webinar.

Property owners are requested to identify themselves and to include Unit and Lot Number or Tahoe Donner address. 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.

4. 9:15 a.m. Consent Calendar

All items listed under the Consent Calendar are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless a member of the Board requests a specific item to be removed from the Consent Calendar for separate action. Any item so removed will be taken up following the motion to approve the remainder of the Consent Calendar.

- 8/14/2024 Special Board Meeting Amenity Access 45-Day Notice Minutes
- 8/23/2024 Regular Board Meeting Minutes
- 8/29/2024 Special Board Meeting Budget Workshop #1 Operating Fund Minutes
- 9/14/2023 Special Board Meeting Budget Workshop #1 Minutes
- 9/20/2023 Special Board Meeting Amenity Access Minutes
- Executive Session Report Out
 - 8/19/24
 - 8/23/24
 - 8/29/24
- 5501 Report for July 2024
- August 2024 Financials
- Long-Range Planning Committee Application – Chris Nordby
 - Staff Report
- Replacement Reserve Fund Acceleration – Vehicle Replacement
- Resolution 2024-10 Key Executive and Signatory Authorization, Don Koenes as Treasurer

5. 9:20 a.m. Committee Update

The Board of Directors will review the Committees’ written minutes as a routine monthly procedure. Specific requests from Chairs for board Action or Discussion will be added to the agenda as separate topics. Routine committee membership adjustments will be placed on the consent calendar.

- Architectural Standards Committee
- Covenants Committee
- Elections Committee
- Finance Committee
- Long-Range Planning Committee
- Giving Fund Committee
- Trails & Open Space Committee

6. 9:25 a.m. Board of Director Reports and Future Business
(Benjamin Levine, Board President)

Members of the Board of Directors are invited to provide brief reports on the status of the Association and/or any meetings, activities, or events attended by Directors, and to raise items for potential future consideration by the Board of Directors. Directors and Staff will be limited to brief responses, clarifying questions, and requests for items to be placed on a future Board agenda.

7. 9:30 a.m. TART Connect Update
(Alfred Knotts, Town of Truckee)

The Board will receive a presentation from the Town of Truckee related to the TART Connect On-Demand Microtransit Service launched in Summer 2022 and expanded to a year-round, Town-side service. Town staff will review performance data as well as give an update on the long-term sustainability of the program.

8. 10:00 a.m. Proposed Changes to the Amenity Access Rule - 45-Day Notice Member Comments
(Annie Rosenfeld, General Manager, and Miguel Sloane, Director of Operations)

Pursuant to TDA Covenants and Restrictions, the board will hear member comments on proposed changes to the Amenity Access Rule. Members will have 3 minutes to make their verbal comments.

9. 10:30 a.m. Break

10. 10:40 a.m. Northwoods Campus Report
(Denise Gauny, Vice President, Jerry Meek, Long-Range Planning Committee Chair)

The Board of Directors will discuss the Long-Range Planning Committee's Northwoods Campus Report and consider acting to accept the report.

11. 11:10 a.m. Trails Master Plan (2022) Implementation Review
(John Groom, Director of Land Management)

Staff will provide a presentation on the Trails Master Plan (2022) implementation including but not limited to changes to trail designations, establishment of zone areas, and expansion of the trail system. The Board will discuss the Trails Master Plan implementation progress.

12. 12:30 p.m. Lunch

13. **1:15 p.m. 2024-2025 Property and Casualty Insurance Renewal**
(Jason Hajduk-Dorworth, Director of Administrative Services)

The Board will consider action to approve the proposed 2024-2025 property and casualty insurance renewal following a staff presentation.

14. **1:35 p.m. 2025 Annual Strategic Objectives Draft and Strategic Plan Report Card**
(Annie Rosenfeld, General Manager)

The Board of Directors will receive a presentation on the 2025 Annual Strategic Objectives draft and the Strategic Plan Report Card. The Board will provide feedback on the 2025 Annual Strategic Objectives.

15. **2:20 p.m. Executive Session (Closed to Members)**
The Board is allowed to meet in “executive session” to discuss certain topics (Civil Code §4935).

The Board of Directors plans to meet in Executive Session to discuss the following:

- Contracts
- Personnel Matters
- Member Delinquencies
- Legal
- Approval of Executive Session Minutes

16. **3:00 p.m. Adjournment**

The next regularly scheduled Board Meeting will be held on Friday, October 25, 2024 at 9:00 a.m. at the Northwoods Clubhouse and via Zoom.

Tahoe Donner Committee Meeting Schedule

<https://www.tahoedonner.com/wp-content/uploads/2024/03/2024-Committee-Meeting-Calendar-v1.pdf>

- Architectural Standards Committee – October 9, 2024 at 9:00 a.m.
- Covenants Committee – October 24, 2024 at 1:30 p.m.
- Elections Committee – TBD, 2024 at 2:00 p.m.
- Finance Committee – October 17, 2024 at 3:00 p.m.
- Long Range Planning Committee – October 10, 2024 at 2:00 p.m.
- Tahoe Donner Giving Fund Committee – October 14, 2024 at 3:00 p.m.
- Trails & Open Space Committee – October 2, 2024 at 3:00 p.m.

In compliance with Civil Code §4920 and §4045 – this agenda was posted at least four days prior to the meeting.

Look for board meeting details online at:

<https://www.tahoedonner.com/members/governance/board-meetings/>

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/>

Patricia West
Executive Assistant

September 20, 2024
Date