

SLO County Running Deer Ranch Company, Inc.

Saturday, August 29, 9 a.m.

Minutes for Teleconference Board Meeting

Jerry Reese	President	Barb Modlin	Misc. Services
Chris Besvold	Vice-President		
Joanne Russell	Secretary / Dock Chair	(Non-Board positions)	
Brandee Jankoski	Treasurer	Leo Kennedy/John Crass	SNRA Reps
Ken McAlister	Roads and Point Chair	Don Bullard	NRMC Rep
Chance Carlson	Member at Large		

Call to order: Meeting was called to order at 9:06 a.m. by President Jerry Reese

Board members in attendance: Jerry Reese, Chris Besvold, Joanne Russell, Brandee Jankoski, Barb Modlin, Ken McAlister, Chance Carlson

Guests: Leo Kennedy, Don Bullard, Amit & Lorretta Apel, Chuck Enterline & guest Fidel, Renda McAlister, Yvonne Besvold, Rick Modlin, John Camacho, Thelma Bell, Don Jankoski, Amelia Fruda

President's Opening Remarks –Jerry R.

Jerry started the meeting with thanks to all the Board volunteers. He gave a general review of the RDR history, including the Bylaws, CUP and the Point Grant Deed of Easement. Jerry reviewed the boards responsibility, which includes; Aluffo Road, the "Point" and the launch ramp. The vision for the "Point" has been that it remains a family-oriented place for all members to enjoy. Board is here to follow the guidelines set forth by the grant deed.

Review of Pending Action Items – Joanne R:

- Action for work party day will be closed, new action for 2021 when appropriate
- Carol continues to compile RDR history for reference by future boards; she will also update the security guard duties/protocol for holiday weekends. – Jerry will send additional information for her document.
- Ken will be ordering (3) loads of base for the point
- Chris will send to the Board the quotes for various signs for RDR and the front gate
- Other action items are detailed in committee reports

Review of Last Meeting Minutes – Chris B.

- May 24, 2020 Annual meeting and Board meeting minutes were reviewed and approved by email (June 2nd & 3rd).

Treasurer's Report – Brandee J.

- Treasurer's 2020/21 Financial report was distributed and reviewed
 - Operating account has \$39,283.70 as of July 31st
 - Allocations account has \$27551.31 as of July 31st
 - Budget was for 100 members, to date we have 104 paid members. We have had quite a few new members in the last few months.
 - SNRA check was issued this month (August), bringing all payment due to SNRA current
 - Roadwork has started along Aluffo Road, so approx. 19K due to Fredericks
 - Still awaiting invoice for July 4th Security service
- Brandee questioned if we would like the Security service for Labor Day weekend. General consensus was that we should have the guard as it might be a busy weekend.

Motion by Brandee - Contact Guard service for Labor Day weekend (Fri-Sat-Sun). Seconded by Jerry.
Motion Passed

Action: Barb to coordinate with Security Company. Get Donnie if possible.

Action: Jerry to coordinate Mussel inspectors & availability

Motion by Chris – Accept the Financial as presented. Seconded by Brandee. Motion Passed

COMMITTEE REPORTS:

Road and Point Maintenance – Ken M.

- Fredricks did some patching on Aluffo. Ken is working with Fredericks on “when” the Aluffo road work will continue. Ken will advise Board / membership of the dates, when known. Right now, it’s looking like the week after the Labor Day holiday.
- Ken Thomas will be contacted for road base for the Point. Will work with Larry Brannon and others to help spread the base along the point roads.
- Jerry recognized the work done by Mike Russell and Larry Brannon in keeping the launch ramp clear and Jerry Ford for cutting up and removing a downed tree limb on the point.

Dock Updates – Joanne R.

- All dock positions have been paid.
- Waiting on (1) dock owner to provide insurance
- \$1800 in dock fee collected for 2019/2020 and 2020/2021 will be used for road base at the point (point improvement)
- Joanne discussed the need for a point / dock planning group to decide the future of the point and docks. There are currently (5) people on the waiting list and the point has limited space. How do we move forward for not just today, but the future?

Action: Joanne to coordinate with membership a meeting to review the point and docks.

Fire Prevention – Jerry R. / Chance C.

- Jerry discussed that property owners that have had work done with the State Grant money (tree trimming etc.), to please maintain the clearance. This is essential for fire protection and future grant money. Jerry reviewed what it means to be a fire wise community and how the grant money is given. Jerry gave recognition to Russ Johnson for securing the grant money to date, for everyone “behind” the RDR gate.
- Chance reviewed the Fire wise literature available to all property owners.
- Don stated all Fire trailers have been inspected and are in good condition.

Discussion was had regarding the Fire trailer locations – Reese’s, Oganessian’s and the Bullard’s. Fidel stated he would help maintain. Don reviewed the basics of the maintenance with Fidel, truck requirements etc.

Action: Joanne to send thank you card to Russ on behalf of RDR members and the board.

Action: Jerry and Chance to coordinate a Fire Trailer training day

Action: Joanne / Jerry – Create a template to help property owners keep track of their annual hours and expenses to support the fire wise efforts for grant money.

Gates & Keys – Brandee J.

- We had to get more keys this year based on new owners etc.
- Jerry reported that we do have (2) back up locks for the gate. The broken lock from the 4th of July has been replaced.

Correspondence – Joanne J:

- The RDR Gmail account was being checked once per week. This has been a concern to some as they are looking for an immediate response. We are now looking to check 2-3 times per week.
- No correspondence for the board, mostly escrow companies that think RDR is a HOA.

Mussel Inspection Program – Jerry R:

- No new news.
- Don reported no new lakes invested recently
- No mussel at Lake Naci.
 - Mussel inspectors, Keep up the good work.
 - Thank you to the RDR members for staying vigilant and keeping your boats inspected

Discussion was had as to when there might be another Mussel Inspector's class. Don stated at this point, due to COVID, no classes have been scheduled.

Action: Jerry to get with Danielle at Monterey to get information on when there might be a next class. Once we have information, send info. to RDR property owners

NRWMAC – Don B.

- Don reported the lake level at 737 today and going down (1) foot per week. Farmers are wanting water and with the recent fires, demand is high.
- Lawsuit is still on going with a recent Major win – Change on venue was denied. This means the court case will stay in SLO.
- NRMAC needs more funding as the fight continues.
- Jerry thanked Don for all his hard work with NRMAC

SNRA – Leo K:

- Leo reviewed the purpose of SNRA, long term road preservation and maintenance
- Due will be increased next year \$20.00, from \$140.00 to \$160.00 for SNRA. Cost have risen since the last increase in 2016. Cost of materials and transportation costs have driven up the costs.
- Current project is to Chip seal from the main gate to "Saller Hill"
- There was a question on a proposed Fire tree on your smart phone. Leo reported it is being investigated. It works much like the reverse 911 system
- Jerry thanked Leo and John for all the work they do with SNRA

Misc. Services– Barb M:

- Barb will coordinate Point security for Labor Day weekend.
- One porta-potty will be cancelled after the Labor-day weekend. We will continue to maintain one porta potty at the Point in the off-season.
- Barb reviewed the Boards annual calendar of activities. Action were taken for items that needed to be completed prior to the next meeting

Action: Jerry to Lube gates

Action: Ken and Jerry to walk the road before the next meeting to determine what may need repaired

Action: Brandee is out to bid on Insurance. Current carrier no longer offering coverage.

Open Discussion – All

- Chance discussed that Blue Algae has been reported at Lake Naci (Tribune article on this)
- Chuck Enterline and guest Fidel were present to discuss violation letter and invitation to attend the meeting;
 - Discussion regarding issues at the point:
 - Jerry reviewed the boards protocol when we are made aware of Bylaw or CUP violations;
 - Contact the person by phone to review the problem(s)
 - If we see it again, we will send a formal letter
 - If it continues, a formal letter of notification of potential loss of point privileges
 - Jerry stated the boards responsibility of following and enforcing the Bylaws, CUP and maintaining the Grant Deed of easement.
 - This is not a public use launch ramp
 - Jerry stated he had gone through letters of the last three years and various violations
 - Jerry reviewed that the board met via an executive session based on the Final notification letter and reviewed the members past history in regards to violations.
 - Jerry read the board recommendation;
 - *The board decided that after a 'final notice' is given and with ongoing violations, the board would be required to follow the governing documents, By-laws and CUP. This would mean revoking the point privileges and in the case with member with a dock, revoking their right to moor their dock at the point.*
 - *It was discussed that Chuck would lose his point and dock privileges for 2021-2022.*
 - Jerry restated to Chuck that the member MUST accompany guest(s) or renters at all times at the point. It's a requirement.
 - Fidel spoke on behalf of Chuck and stated that he has seen 15 people with another members group (Draganchuk) at the point and without the RDR member being present.
 - Jerry stated the board is aware of these violations and are taking steps with this member as well.
 - Fidel spoke of years past and knowing that the 'Chuck group' was a problem. He said that he took charge and cleaned things up.
 - Jerry thanked him for that, but indicated that Chuck had the rights as the member, not Fidel and said that Chuck should be speaking.
 - Jerry restated that Chuck has to follow the CUP and Bylaws.
 - Chuck spoke and gave a history of his past with RDR; has been a member for 34 years, has served on the RDR board as well as the SNRA board, does many mussel inspections (10 per week), and feels that he has been a contributor to the community.
 - The board did not disagree. Jerry stated that did not mean he could ignore the rules.
 - Chuck mentioned he does mussel inspections for non-members, when an owner is not present
 - Don reviewed that should not be happening. Not to give inspections unless he knew the owner/member was present

- Jerry asked Chuck what he proposed to do to fix the problem
 - Chuck stated he would like to have “anyone” that he gives a key to be considered his family members.
 - Fidel stated it feels like the board is targeting Chuck
 - Jerry confirmed that the board is doing what we can to protect the point Grant Deed of Easement and that if Fidel or Chuck see any issues of concerns, to please bring to the Board’s attention.
 - Jerry once again restated the Board’s recommendation based on the continued violations and that Chuck needed to send the board his rebuttal.
 - Don discussed that when the Bylaws were last amended, the Board at that time, which included Chuck as Secretary, did not take into consideration when a property owner does not have immediate family and that might need to be addressed. That maybe, with membership approval, a property owner in this circumstance could designate a person to act as their family member.
 - Fidel proposed, that they would like to be put on probation for a year with By-Law changes and would like two guys as Chucks representatives.
 - Joanne reviewed the protocol and asked Chuck to submit his rebuttal to the Board’s recommendation in writing, within 30-days from this board meeting. An email to the Board would suffice as written notice.
 - Jerry asked Chuck to not just consider his situation, but to consider the impact on the entire RDR membership when providing his proposal.

- Jerry reiterated that nothing has changed. Chuck must follow the current rules, meaning he must be present to launch and pickup any of his renters or guests and if they are on the dock, he must be present at all times.
 - Chuck asked for clarity on how Don handles mussel inspections for Dragunchuk VRBO. Don restated he will not do mussel inspections for guests not accompanied by the RDR member.
 - Jerry restated to both Fidel and Chuck that Chuck must be on the point until we have come to a resolution to their proposal.

- Fidel questioned if Chuck could move his dock position to the spot vacated by the Lobo’s

Action: Joanne to review Chuck’s request to move to the Lobo’s vacated spot.

- Leo wanted to know who might be able to take over the storage and responsibility of the RDR PA System. He mentioned one leg was broken on the stand. Jerry offered to keep the items along with all the RDR documents.

Next Board Meeting set for Sat. Nov. 14th, 9 a.m. at the McAlister’s house

Adjournment – Jerry R

- **Motion to adjourn the meeting** by Chris B. Seconded by Brandee J. **Motion passed.** Meeting adjourned 11:22 a.m.