

**GENESEE FOUNDATION  
BOARD MINUTES  
July 9, 2008**

The Genesee Foundation Board of Directors met on Wednesday, July 9, 2008 at 6:30 p.m. at the regularly scheduled meeting. The meeting was called to order by President Gary Anderson at 6:35 p.m.

**Attending:** Barbara Actor, Gary Anderson, Jerry Hintz, Scott Jacobs, Anita Livingston, and Anne Sherwood

**Also Attending:** Carla Andrews, Community Manager

**APPROVAL OF MINUTES**

Anne Sherwood moved approval of the June 11, 2008 Board meeting minutes. The motion was seconded by Anita Livingston and unanimously approved.

**BOARD DISCUSSION/ACTION ITEMS**

**Appointment of a New Board Member**

Gary Anderson reported that the bylaws of the Foundation allow the Board the authority to elect a new Board member when a member resigns. Cliff McRae resigned from the Board and that position is only open until November, when an election occurs. The practicality is to move ahead as quickly as possible and Gary is bringing a candidate he feels is very qualified, thoughtful and able to serve as a resourceful member of the Board, Dan Wenzinger. Dan has served for 3 years on the Finance Committee and is also a member of the Vision Committee.

Anne Sherwood stated that Dan has the financial background needed on the Board plus she has enjoyed working with him on the Vision Committee. Anita Livingston reported that she has valued Dan's judgment and expertise on the Finance Committee and he is responsive to all needs. Scott Jacobs said that he felt it was very important that Dan return and serve another term, as only 2 Board members will not be up for reelection in the fall and encouraged him to continue service on the Board past November.

Gary Anderson moved approval to appoint Dan Wenzinger as the replacement Board member, to serve until the November 2008 Board election. The motion was seconded by Anne Sherwood and unanimously approved.

**BOARD COMMUNICATIONS:** *Anne Sherwood submitted a written report.*

- An email was received from Frank Sheppard reporting incidents of vandalism at his residence. He requested that this be discussed by the Board and that an article be placed in the Genescene alerting residents that occurrences such as these are

- taking place. Barbara Actor stated that she received a flyer in her mail box reporting that several incidents regarding vandalism on cars with catsup took place also that night. She felt the neighbors were aware of the situation and a notice was not necessary in the *Genescene*. Gary Anderson reported that several poles on the fire hydrants had been sawed off and that vandalism does occur in the community but the number of incidents was low.

A dog was attacked on an upper deck of a Bitterroot Lane resident by a mountain lion in the middle of the night, a couple of days ago. The Division of Wildlife district manager, Tom Howard has been in contact with the Foundation and the residents that live in the Bitterroot area. The public information officer for the Division of Wildlife will be drafting an article for the August issue of the *Genescene*. The informational brochure "Living with Wildlife in the Mountain Lion Country" has also been distributed to residents on Bitterroot Lane.

#### **MANAGEMENT REPORT**

*Carla Andrews submitted a written report and highlighted orally the important points.*

- Carla thanked Elliot and Barbara Actor for co-chairing another successful 4<sup>th</sup> of July celebration. Carla asked if a volunteer had stepped forward to co-chair next year, as the Actors were planning on being gone next summer. Barbara said that Elliot had sent out a request and no one had responded. Barbara reported that she is writing an article for the *Genescene* regarding the 4<sup>th</sup> and would be asking for a volunteer.
- Carla requested direction on how to proceed with the money allocated in the 2008 budget to paint the Vista Clubhouse and to repair the Vista tennis courts. The tennis courts are in need of a total resurface. Gary Anderson requested that a decision be postponed until the joint Vision/Foundation Board meeting next Wednesday morning. Barbara Actor requested that this item be placed on the August agenda for a decision.

#### **BOARD REPORTS**

#### **STANDING COMMITTEES**

**Finance:** *Anita Livingston submitted a written report.*

Anita reported that specific language, as requested by the Board at the June meeting, was constructed for a policy statement that allowed the Finance committee to reinvest CD's as they mature without the Treasurer coming to the Board. The changes in the Foundation Investment Policy would give the Finance Committee Chair the authority to reinvest

funds at maturity in accordance with the Investment Policy and counsel from the Finance Committee. The Foundation Board would be notified of each reinvestment in advance of maturity, and any alterations to investment ladders would come to the Board for approval. The said changes in the policy were sent to the Board in an earlier email.

Anita Livingston moved approval of the changes in the Foundation Investment Policy that would give the Finance Committee Chair the authority to reinvest funds at maturity in accordance with Invest Policy and counsel from the Finance Committee. Gary Anderson seconded the motion and it was unanimously approved.

The budget time line for the 2009 budget has been set. The first meeting is scheduled for Wednesday, August 27<sup>th</sup> at Vista. This 7:00 p.m. meeting is very important as the Finance Committee hopes to get community input at this meeting early in the budgetary process. The September 23 meeting may be cancelled as the Water Board has scheduled a meeting for that night.

The issue of transfer fees was brought up by Anita who stated that we charge new residents \$20.00 and the cost to the Foundation is presently \$150. A covenant change would be required and the matter would be discussed in the Finance committee.

Anita, with Dan Wenzinger's help, will contact the Jefferson County School Board regarding the possible purchase of the 10 acre school site property located within Genesee Foundation. By December 31, 2008 the money received from the reservoir condemnation must be reinvested or taxes will be due. Considering the financial position of the county it makes sense to contact them regarding the purchase of this property.

#### **ELECTION:**

Barbara Actor moved approval to set the Owner of Record Date, for the upcoming November Foundation election, for October 13, 2008. The motion was seconded by Anne Sherwood and unanimously approved.

**PERSONNEL:** *Barbara Actor submitted a written report.*

Barbara Actor, the chair of the Personnel Committee passed out the first page of Carla's Performance Plan that showed some minor changes to the original document that the Board approved on February 13, 2008.

Barbara Actor moved approval to the minor changes to Carla Andrews' Annual Performance Plan. The motion was seconded by Anne Sherwood and unanimously approved.

Gary Anderson asked how we were going to assess the 2 month trial period of four employees working a 10 hour work days. Barbara stated that at the end of the 2 month period she and the committee members would have a meeting with Carla to assess the success of this idea.

## **INITIATIVE COMMITTEES**

**Private Drive Public Safety:** *Gary Anderson submitted a written report.*

Gary Anderson reported that he had submitted a report late in the afternoon and most members might not have had a chance to read the report. Gary and Anne Sherwood met with Bill Easterling, Scott Medford and Fritz Ihrig of the Genesee Fire Department to tie the Private Drive Safety Initiative and the CWPP recommendations together to improve the fire risks in the community.

It is anticipated that the Genesee Fire and Rescue will acquire the Red Zone Software and needed hardware in 2008, which will enable them to plan for individual property evaluations in 2009. Gary requested 50% of the front end cost of doing the individual property evaluations, with the balance coming from matching grants from either the State or the Federal government. After discussion the Board approved an \$11,000 place holder in the 2009 budget to cover that amount.

## **Genesee Vision**

Anne Sherwood announced that there was to be a joint meeting of the Board and the Vision Committee at 8:30 a.m. on July 16. She will be sending out an agenda and requested that the Board members do some homework in preparation of that upcoming meeting. Anne stated that she viewed this meeting as a decision point for the Vision Committee

## **SPECIAL COMMITTEES**

### **Technology**

Carla reported that the Maintenance Department was handling internally the issue of radios and lack of communication between trucks when they are out in the field.

## **LIAISONS**

## **ARC/COVENANTS**

Jerry announced that Todd Crow and Chris O'Dell of the ARC have agreed to be appointed as representatives to the High Point ARC. Galen Knickel stated that it was his understanding that an Architect and a Land Planner must both be appointed to the High Point ARC. Carla stated that Chris checked the Covenant document and he disagreed with Galen. It was agreed that Galen and Chris would look at this matter jointly and report back to the Board in August.

### **Land Development:**

Gary Anderson reported that an article will be placed in the August issue of the *Genescene* and a letter will be on our website regarding the possible development of the Ralston Property bordering our west side.

**Genesee Water and Sanitation:** *Jerry Hintz submitted a written report.*

Jerry reported that the residents could go through a 2 year period like the drought in 2002 without any water restrictions. The reservoir would need to drop below 60 acre feet and the capacity is 101 acre feet. . This capacity is estimated to supply the District's service obligation at full demand (without restrictions) exceeding the water needed for the worst drought on record over the past 91 years.

**Social/Recreation:** *Barbara Actor submitted a written report.*

**OLD BUSINESS:** None

## **NEW BUSINESS**

Carla announced that the tax returns were filed today and that a refund of \$867 is due from the state and \$557 is owed to the federal government.

## **FINAL RESIDENT COMMENT**

Nancy Balter requested that the Board reconsider the issue of putting automatic external defibrillators (AED's) in all the Foundation public buildings. Nancy stated that she felt this community deserves such devices. Carla said that that AED's had been looked at in the past but that insurance considerations were such that the matter had been dropped. She also stated that neither Highlands Rescue nor the Genesee Fire Department were willing to take on the maintenance of such equipment. Anne Sherwood said that she would like to revisit this issue and would be willing to contact the Red Cross.

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**ADJOURNMENT:** There being no further business the meeting was adjourned at 8:25 p.m.

Barbara Actor  
Board Secretary