

DESERT SHADOWS RV RESORT OWNER'S ASSOCIATION

Regular Meeting

February 15, 2022

1:00 pm Pacific time

Owners wishing to observe the Board Meeting may do so by contacting the
Resort Manager

resortmanager@desertshadowsrv.org

AGENDA

Call to Order

Approval of Minutes

- January 11, 2022 Regular Meeting

Business Arising from the Minutes

- See supplemental data at the end of this agenda

Correspondence

- None since last meeting

Board Priorities

- CC&R/bylaws update
- R&Rs update
- Building access
- Registration process
- Committee organization/charters
- Water study

Financial Report

- January financial report

Resort Manager's Report (may include items from Correspondence and Business Arising):

New Business

- Election security
- Sat B pool

Adjourn into Executive Meeting

- Correspondence to the BOD
- Activities Finances

Supplemental: action items from previous minutes:

DESERT SHADOWS RV RESORT ASSOCIATION, INC.
BOARD OF DIRECTORS
REGULAR MEETING MINUTES
1:00 pm, February 15, 2022

A regular meeting of the Board of Directors was held on Tuesday February 15, 2022 in Sat C

Members Present: Dennis Stoller, President
John Campbell, Vice President
James Cole, Secretary
Rod Wiley, Member at Large
Wendy Bissonnette, Member at Large

Guests: David Smith, Resort Manager
1 Owner attended as an observer

The meeting was duly called to order at 1:02 pm.

Minutes – No errors or omissions to the Minutes of the January 11, 2022 meeting were noted. A motion to Approve the Minutes of the January 11, 2022 meeting was duly moved, seconded, and approved.

Correspondence – Correspondence reported in Board meetings reflects correspondence directed to the Board and does not include correspondence directed to the Resort Manager.

One letter received by David, to be discussed in Executive Session.

Dennis reported multiple emails regarding operational issues, all of which were delegated to the Resort Manager for action.

Dennis received a hard copy of the CC&Rs with suggested editing changes.

Business Arising from the Minutes

- Pickleball petition: John reported the meeting between Tennis and Pickleball representatives happened with no apparent agreement. Tennis offered to reduce their reserved time to two hours on M, W and F. Tennis feels that the noise of PB negates the opportunity for the sports to be played side by side.
- RFID: 418 decals applied and the old devices are no longer workable. These should be turned in to the office for disposal.
- Speed bumps and more signage: signage in the middle of the road is felt to be beneficial. Speed bumps are in storage. Considerable discussion of bumps vs. humps. The Resort Manager will acquire some humps for trial if their cost vs. bumps is not excessive and they can be in place by March 1; otherwise, the bumps will be trialed.

Old Business

COVID: this item was added to the agenda at the request of President Stoller at the beginning of the meeting. California will be lifting its mask mandate as of Tuesday evening, 2/15. Cathedral City is planning on remaining consistent with California. After extensive discussion, a motion was made and passed as to the approach that will be taken by Desert Shadows.

Financial Report

January financial reports were not available due to the absence of the CFO and loss of access to the books while the auditor completes their process.

Board Priority – Strategic Plan Implementation

- Wendy reported on election progress: 301 have voted, 25 additional votes from proxies are available, the task force is following up on the last 100 who have not yet voted. Perhaps another 25 votes to be found yielding a total potential votes of 350.
- R&R update: James will co-lead with Rod the effort to upgrade the R&Rs once the CC&Rs have passed. Conversations with ACC and with David regarding the Registration Process will be some of the first efforts.
- Building access: John reviewed the various options available should we choose to improve our access control. These include our current locks, from the 1980s, that have no master system. Other options are Cyber Locks, Electronic Systems and personal cell phone driven systems. John will arrange a time for a zoom call with the vendor for the system driven by cell phones and a meeting to discuss the entire strategy. The potential of chartering a new task force or engaging the Facilities Committee was addressed.
- Registration process: James and Rod will work with David to determine what must be done to bring the process to full capability no later than 10/1/22. Enforcement will be a key component.
- Water tracking: James reported that a mathematician looked at our data and confirmed that the variability month to month is so high that monthly tracking will not be feasible or useful. The possibility of logging water use anomalies/events to build a correlation between monthly readings and causes of abnormal use was discussed and it was agreed we would initiate a logging program.

Motions

- Moved and seconded that hours reserved for tennis be reduced to 8-10 AM M, W and F. Passed unanimously on a voice vote.
- Moved and seconded that DS follow state and local guidelines and let the emergency rule expire. Activity coordinators will still be allowed to establish guidelines for their activities. Passed unanimously on a voice vote.

- Moved and seconded that the pump at the Sat B pool be replaced for no more than \$3000. Passed unanimously on a voice vote.

Resort Manager's Report

- The auditor will be visiting Friday for testing.
- The bulk item disposal area has been enclosed and will be open only during the daytime.
- Since Jan. 1 we have had 16 property transfers.
- David will be out of pocket Sat morning through Thursday to attend a conference.
- Lights have been improperly installed on the chain link fence along the West side of the OG park. After considerable discussion, it was agreed that a letter will be sent (after 2/26) to all involved owners requiring removal and reinstallation in a proper fashion.

New Business

- Plans for the election meeting were reviewed. The meeting will be opened at 9 AM and adjourned at 9:02 AM to allow proxies and on-site voting to occur until 11 AM. The Election Committee will count the votes between 11AM and 1 PM. The meeting will be re-opened at 1 PM for the vote results to be announced. Due to the change in masking requirements, the meeting can be held in the OG and attended in person by those wishing to do so.
- The Manager reviewed the need to replace the pump in the pool at Sat B.

Meeting Adjourned at 2:44 PM into an Executive Session.

Supplemental Information

Meeting	Action Item/Motion	Action	Status
22.1.11	Information gathering on Covid cases in the Resort	Any awareness of covid cases comes from self-reporting.	Closed
21.12.14	Pickleball petition	Decision made; see motions	Closed
22.1.11	RFID migration	Only two issues since cut over	Closed
21.12.14	Replacement of water Fountain by racquet courts	The new 'fountain' will arrive the week of February 21.	Open
21.12.14	Speed bumps	BOD decided to try to move to speed humps if cost is not excessive and they are available by 3/1.	Open
22.2.15	Sat B pump replacement	Authorized for no more than \$3,000.	Open
22.2.15	Building access study	Explore options with a vendor in a zoom meeting.	Open