Minutes of the Board of Directors Meeting
Wednesday, April 3, 2019, in the
Social Hall at Our Lady of Tahoe Catholic Church, at 5:30 p.m.
One Elks Point Road, Zephyr Cove, Nevada 89448

Board Members Present: Francie Alling, Lyn Barnett, Alan Bisbee, MaryAnne Brand, Karen Fink, Jesse Walker
Staff: C. Rosburg

Item 1. Opening Prayer: The opening prayer was conducted by Bisbee.

Item 2. Call to Order and Approval of Agenda. President Barnett called the meeting to order and questioned if there were any changes anyone wanted to make to the agenda.

Item 3. Roll Call of Board Members and Determination of Board Quorum (Secretary) There is a quorum present.

Item 4. Open Floor (The President invites members and guests to comment on any item not listed on the agenda. Please limit comments to three minutes.)

Item 5. Review and Approval of Minutes from the Board of Directors Meeting on February 6, 2019 Brand made a motion to approve the Minutes from February 6, 2019 BOD meeting. The motion was seconded by Alling. All approved the minutes as submitted.

Item 6. Update on Barton Health Project: President Barnett gave an update and we are still waiting for approval of the MOU. No one has been available to review MOU for the hospital, so they are looking to see if their labor lawyer in Southern California can look it over. There is in place a resolution that gives President Barnett the ability to sign the MOU after it is returned.

Item 7. Update on Sierra Garden Apartments (SGA): President Barnett dropped by SGA and was disturbed by the appearance of the laundry room, it was dirty and the walls had not been patched. Dave and Joe Michael came in the next week and they were pretty upset as well. They had a meeting with Lisa Richards in Sacramento who expressed the maintenance guy wasn’t doing his job.

Some of the Sierra Garden Apartments are showing leaks under the bathroom equipment. It is covered under warranty. There is also some damage on the property from snow removal. They need to get this work done before the developer fee can be made available. PDG is still working on converting the temporary construction loan to a permanent loan. Brand mentioned that Member Distributions of the $40,000.00 in the budget isn’t really coming, instead we are to receive a developer fee. We are not getting this Member Distribution because we are getting the developer fee. SJCLT bought some USB drives for the tenants. There were 40 multiple colored USB drives, for the residents using the computers to access, since they are not able to store information on the hard drives.

Item 8. Finances: President Barnett proposed to reimbursing Mike Riley for a housing conference that he had attended ($266.85), and the board approved. As a means of generating funding for housing programs Jill Teakell spoke to President Barnett about trying to find a way to highlight some realtors over others by their promising a percentage to a housing program as a way to differentiate the realtors.

(a. through e.) President Barnett had suggested adjusting the budget to bringing everything into balance. Brand instead explained that if we wait until June, we might know the funds still to be received as part of the SGA developer fee and be able to include them in the budget. The replacement of the Executive Director will need to be part of our budget discussion for next meeting. A motion to accept the financial report as presented was made by Fink, and Walker seconded the motion. All board members approved accepting the financial report. (g.) The loan conversion can’t come until we have finished all inspections and correct the errors. An explanation of the DRO notice was emailed to Brand from Jacob at Hunt Capitol. The SLTSG LP’s capital account is negative that is why it was so important to get the tax draft return. It will go positive after we make our next two equity contributions - expected in May or June. Brand stated that she would adjust her financial report tonight where it reads “still
waiting for confirmation of members distribution,” because we are instead receiving part of the developer fee. This will be addressed in the next financial report.

Item 9. Update on 2018/19 Membership Drive. Fink indicated that the Membership Committee is looking to schedule a meeting in about 3 weeks. She has been working to coordinate a time to get into the KRLT & KOWL radio station to record the PSA with Maddie Bowman.

Item 10. Acceptance of Executive Director resignation

    A closed session convened to discuss the recruitment of new executive director.
    The closed session was adjourned.

There was a discussion and acceptance of the resignation of the Executive Director, and there is an Executive Director search committee consisting of Barnett, Alling, Bisbee and Rosburg. Brand will serve as a backup if needed. Presenting Cathy Kope with a framed resolution at a future meeting was also discussed.

Item 11. Adjournment and Closing Prayer: The closing prayer was led by Bisbee. Meeting was adjourned at 7:05 p.m.

Respectfully submitted,

Karen Fink, Secretary