



Sierra Canyon Association BOARD OF DIRECTORS MEETING AGENDA

The Board of Directors will meet in executive session to conduct business of the association that is deemed confidential pursuant to NRS 116.31085 item 3.

EXECUTIVE SESSION MEETING **TUESDAY, DECEMBER 11, 2018 at 4:00 pm**

- I. CALL TO ORDER/ESTABLISHMENT OF QUORUM**
- II. APPROVAL OF MINUTES** **Action Required:** Review/Motion
- III. ARC Minutes** **Action Required:** Acknowledge Review
- IV. HEARINGS**
This portion of the meeting is devoted to unit owners' who have been called to Hearing before the Board of Directors to address non-compliance matters or by special request of a unit owner. Comments are limited to a maximum of 3 minutes per unit. The Board will may ask questions of the unit owner during this time however, a decision will not be rendered until after the hearing, at which time management will send a letter to the unit owner regarding the outcome of the decision. Owners may submit a written response to a Hearing request if they are unable to attend. Owners may also bring their attorney or witnesses to the Hearing meeting.
 - A. Fine Assessment Determination
 - B. Pre-Collection **Action Required:** Review/Motion
- V. VIOLATIONS**
 - A. Violation by Unit Detail Report **Action Required:** Review Only
- VI. CORRESPONDENCE/APPEALS** **Action Required:** Review/Motion
- VII. DELINQUENCY**
 - A. Delinquent Report **Action Required:** Review Only
 - B. Bad-Debt Write-Off **Action Required:** Review/Motion
- VIII. COLLECTION REPORT**
 - A. Kern Report **Action Required:** Review/Motion
 - B. LJSG Report **Action Required:** Review/Motion
- IX. LEGAL UPDATE & DISCUSSION** **Action Required:** Review/Motion
- X. ADJOURNMENT** **Action Required:** Motion





Sierra Canyon Association BOARD OF DIRECTORS MEETING AGENDA

TUESDAY, DECEMBER 11, 2018 at 5:30 PM
SIERRA CANYON ASPEN LODGE • 1798 DEL WEBB PKWY W • RENO, NV 89523
CALL TO ORDER/ESTABLISHMENT OF QUORUM
(Revised and Reposted on 12/7/18)

I. HOMEOWNER FORUM

In accordance with NRS116.31083 this portion of the meeting is devoted to unit owners’ comments and discussion of those items listed on the agenda only. Limited to three (3) minutes per member. No owner may give away their allotted time to expand another owner’s time. Except in emergencies, no action will be taken upon a matter raised during this forum until the matter has been specifically included on a future agenda as an item upon which action may be taken. No member or committee member will be permitted to speak during the meeting unless called upon by the Board.

II. APPROVAL OF MINUTES

Action Required: Review/Motion

a. Revised October 10, 2018, November 14, 2018, & November 28, 2018

III. REPORTS

The Board of Directors may take action on items recommended during each report out from counsel and staff.

- A. Architectural Review Committee **Action Required:** Review/Motion
- B. Budget & Finance Committee **Action Required:** Review/Motion
- C. Facilities Committee **Action Required:** Review/Motion
- D. Sierra Canyon Voice Committee **Action Required:** Review/Motion
- E. Website Committee **Action Required:** Review/Motion
- F. Management Report **Action Required:** Review/Motion
- G. Maintenance Report **Action Required:** Review/Motion
- H. Legal Update on Drainage and Lodge **Action Required:** Review/Motion
- I. President’s Report **Action Required:** Review/Motion

IV. FINANCIALS

- A. Treasurer’s Report **Action Required:** Review Only
- B. Current Year to Date Financial Statements **Action Required:** Review/Motion

V. UNFINISHED BUSINESS

- A. Management Contract Bids **Action Required:** Review/Motion
- B. Insurance Bids **Action Required:** Review/Motion
- C. Fuel Reduction Bids **Action Required:** Review/Motion
- D. Residential Development West of Sierra Canyon

VI. NEW BUSINESS

- A. Dissolve Committee(s) **Action Required:** Review/Motion
- B. Library Remodel **Action Required:** Review/Motion
- C. Dates for Bylaw and Board Q & A Meetings **Action Required:** Review/Motion
- D. Survey Monkey Results **Action Required:** Review/Motion
- E. Monthly Assessment Increase or Special Assessment (2019) **Action Required:** Review/Motion
- F. Amended 2019 Proposed Budget Adoption **Action Required:** Review/Motion

HHOMEOWNER FORUM

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VII. BOARD MEMBER REQUEST FOR FUTURE AGENDA ITEMS

VIII. NEXT MEETING DATE - Board of Directors – Wednesday, January 9, 2019 @ 3pm

XI. ADJOURNMENT

In accordance with NRS116.31083 the above agenda shall serve as notice of the Board of Director’s Meeting for the Sierra Canyon Association. Each meeting of the executive board shall be audio recorded, unless the executive board is meeting in executive session. Unit owners have the right to obtain a copy of the audio summary of the minutes in electronic format at no charge to the unit owner, or in paper format at a cost of \$.25 per page for the first ten pages, and \$.10 per page thereafter. A period at the beginning and the end of each meeting is devoted to comments by unit owners and discussion of those comments.



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