

11. FINANCE REPORT

a. Treasurer's Report/Customer Balance Sheet

Director Susie Gardner made a motion to approve the Treasurer's Report as presented. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12. REPORTS

12C Building

12c-1 Paul Lee replacement of existing shed

Replacing an existing shed does not require Board approval of a Club Permit or a County Permit

12c-2 KWC Roberson replacement of electrical panel & wiring

KWC Roberson has applied for a permit to replace the electrical panel and wiring at Home Site 1C39 Juniper. This permit will require a county permit also. Director Stanley Price made a motion to approve the permit subject to Mr. Roberson providing the name of the electrical contractor doing the work. Director Jeff Chaney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12D BYLAWS/RESOLUTIONS

Carole Walden, Bylaw Committee Chairperson, presented two proposed Bylaws to be placed on the July Ballot. The first one would be to increase the monthly road and drainage fee from \$5.00 to \$10.00, with an annual increase of \$2.50 per month until the monthly fee reaches \$30.00. The second one would be regulate the use of unlicensed or "off road" vehicles that are power driven on Club grounds. Director Jeff Chaney made a motion to approve placing the bylaws on the June Ballot. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

Ms. Walden also presented a new Resolution for Guest and Family Passes. After reviewing the Resolution, Director Susie Gardner made a motion to have the bylaw committee make a couple of changes and bring the resolution back to the Board for review at the February 15, 2025, meeting. Director Margaret Howe seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12K ENFORCEMENT

The Enforcement Committee would like to have the Club's Attorney file papers to take Bruce Brothers to Superior Court for his delinquent balance. Mr. Brothers owes the club approximately \$5,790.00 and it is expected Attorney fees will cost about \$8,000.00. Director Jeff Chaney made a motion to have President Boswell and Vice President Dan Diviney make an appointment with the Club's Attorney to discuss if there are other options available to the Club for collections. Director Susie Gardner seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12R LAKES & FISH

12r-1 Quarterly Water Assessment

Director Susie Gardner, Lakes & Fish Chairperson, presented the Quarterly Water Assessment prepared by SOLitude Lake Management, sample date September 17, 2024. There is an elevated level of mineralization in the water which causes extremely high hardness, and the water is brackish. These results are skewed by low water levels and adding additional water should help dilute some of the factors. The water coming from farmland should be filtered to help absorb some of the incoming phosphorus. They are recommending a charcoal filter for the incoming farmland water.

12r-2 Scheduled Workday

Director Susie Gardner, Lakes & Fish Chairperson, reported that the Painters & Tapers Union would like to schedule a Volunteer Workday at the San Joaquin River Club for March 22, 2025. The Volunteers would do clean up of invasive plants in and around the lakes. They have provided a "Release of Liability, Waiver of Claims, Assumption of Risks and Indemnity Agreement. Director Jeff Chaney made a motion to approve the Volunteer Workday on March 22, 2025. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12V RC RACERS/ISLAND

Since the RC Racers will no longer be using the Club's Island for events, it was suggested that the name of the committee be changed to Island Committee. Tod Gardner has volunteered to be chairperson of the committee. Director Susie Gardner made a motion to change the name of the committee to Island Committee, appoint Tod Gardner as chairperson of the committee, transfer \$1,000 of the balance in the RC Racers/Island Allocated account to the Kitchen Remodel Allocated account, and send the RC Racers group a Thank You letter. Director Jeff Chaney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney,

Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12Y VENUE

12y-1 Christy Williams Judy's 70th birthday party – 2/8/2025

Director Stanley Price made a motion to approve the Venue request from Christy Williams for a 70th birthday party using the kitchen only on February 8, 2025. Director Susie Gardner seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

12y-2 Daniel Aguilar Quinceanera – 4/19/2025

Director Jeff Chaney made a motion to approve the Venue request from Daniel Aguilar for a Quinceanera on April 19, 2025, using the hall and kitchen subject to Mr. Aguilar providing at least one porta-potty. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

13 OLD BUSINESS

13a ACTION ITEM LIST

13b Membership letter regarding Jacqueline Mohr

Jacqueline Mohr; member# 986D, site 1A31 Redwood; notified the Club in October 2024 that she no longer wants to be a member of the San Joaquin River Club, Inc. She has paid her account except for a late fee, \$25.00, and a reinstatement fee, \$100.00. The Board voted to waive those fees at the November Board Meeting. She has also returned her Membership Certificate and Site Permit. Director Dan Diviney made a motion to rescind the membership of Jacqueline Mohr and return her site to Treasury. Director Jeff Chaney seconded the motion and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

13c Membership letter regarding Gary Duchene

Gary Duchene; member #804F, site 2B12 Sequoia; notified the Club that he has moved and no longer wants to be a member. His account has an overpayment of \$540.00 and he has returned his Membership Certificate and Site Permit. Director Susie Gardner made a motion to rescind the membership of Gary Duchene, return his site to Treasury and refund his overpayment. Director Jeff Chaney seconded the motion and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

13d Letter to address Extended Pass applications

At the December 21, 2024, Secretary Howe was authorized to send letters to Maxwell Hanson and Jessica Hoffman regarding the need for them to renew extended passes. Jessica Hoffman has applied to renew her pass extended pass for Daniel Dallas. It will be on the February 15, 2025 agenda. Maxwell Hanson has not renewed his extended pass for Angelina Geoken.

Letters were also sent to Ida Farrington, Jennifer Chase, Kimberly Gillies and Ann Thur regarding family members over 21 residing in their homes without passes on file. Ida Farrington has filed an application for a Family Pass for her grandson. It was later discovered that Kimberly Gillies's son does have a Family Pass.

It is believed that Lisa Duchene is now living with Deborah Diaz and needs an Extended Pass. And Jeff Wagner needs to renew his Extended Pass for Kayla Wimpy.

Director Dan Diviney made a motion to:

1. Send a second notice to Maxwell Hanson reminding him of the need to renew his Extended Pass for Angelina Geoken and that he will be charged a \$100 fine.
2. Send a second notice to Jennifer Chase and Ann Thur regarding the need for Family Passes needed for family member over twenty-one residing with them. To file application prior to the February 15, 2025, Board Meeting and the possible fine of \$100. Also to send Kimberly Gillies an apology letter.
3. Send first notice to Deborah Diaz and Jeff Wagner regarding the need to apply for or renew Extended Passes.

Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

13e Complaint regarding washers

The Board reviewed a letter of complaint regarding the current contract service with CSC in the laundry room. After discussing numerous complaints over the past few months, Director Susie Gardner made a motion to:

- 1 Authorize Director Dan Diviney to write a letter to the CSC cancelling their service and giving them 30 days to remove their equipment
- 2 Authorize the purchase of washers and dryers by Director Jeff Chaney, to be paid out of the Capital Improvement Allocated Account
- 3 Post a notice to members regarding closing the laundry room for upgrades
- 4 Establish a Laundry Room Committee with Jeff Chaney as Chairperson
- 5 Establish an Allocated Laundry Room Income account and an Allocated Laundry Room Expense account

Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

13f Letter from Amanda Young

The Board received a letter from Amanda Young authorizing all communications from the San Joaquin River Club, Inc. be sent to Larry Talarico. The Board accepted the letter and forwarded the information to office personnel.

14. NEW BUSINESS

14a Letter regarding list of homes with no members residing

In the past Dean Meeuwse wrote a letter to the Board regarding a non-member living in a home with no member present and the Board at that time took no action. Under the Club's Bylaws, Article II, Section 9A, Family Privileges: The privileges of the Club will be extended to one or more members of the family of a member in good standing without the payment of additional dues upon the member registering the names with the Secretary of the various members of the family for which the privileges are desired, and Board approval of a Family Resident Card. The family of a married or unmarried member includes: a spouse, domestic partner, son, daughter, mother, father, stepparent, stepchild, foster child, grandparent, grandchild, niece, nephew, legal guardian, in-laws, brother or sister, **residing with and being under the care and maintenance of the member.**

The Board reviewed a list of 4 Home Sites with no members residing in the home with non-members. Two of the owners of the residences have already been notified and will receive a second notice. Director Jeff Chaney made a motion to send Cleto Quiroga's Estate and Amanda Watson a letter regarding the need for a member to be residing in the home with non-members. Director Dan Diviney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14b Letter regarding transfer request from Jill Johnson

The Board received a letter from Jill Johnson requesting she be allowed to transfer her membership from Site 2B67 Sycamore to Home Site 2B66 Sycamore. Home Site 2B66 Sycamore is currently owned by Kevin Johnson. The Board discussed the request but determined that Ms. Johnson either needs Kevin Johnson's signature to make the transfer or a certified court document giving her the authority to make the transfer. Director Susie Gardner made a motion to send Jill Johnson a letter informing her that the Board feels she has not provided sufficient evidence she has the legal right to make the transfer and needs a certified court document. Director Dan Diviney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14c PHONE POLL 12/22/2024

Hailey Craig, bartender, was involved in an accident and wrecked her car after working in the bar on December 22, 2024, and drinking either in the bar or close to the bar. She has turned in her resignation. Director Jeff Chaney made a motion to accept her resignation and ban her from the bar for a period of 6 months. Director Christy Williams seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14d Letter regarding removal of dead tree, Oleanders and Bottle Brush from the front of the clubhouse.

President Boswell is requesting permission to remove the dead tree from in front of the water machine and the Oleanders and Bottle Brush from the area in front of the clubhouse. Then put gravel in the area to allow for possible golf cart parking. Director Jeff Chaney made a motion to approve the removal of the dead tree and patch the hole left after the removal, removal of Oleanders and Bottle Brush and fill in area with gravel. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14e Request from Barbara and Keith Peck for transfers

Barbara Peck would like to return her Site 1C27 Juniper back to treasury and transfer her membership #446F to Home Site 1B2 Juniper. Home Site 1B2 Juniper is currently owned by Keith Peck. He will be giving up his membership #808H and will be an Associate Member under Barbara Peck. Director Jeff Chaney made a motion to approve the transfers subject to a site inspection of Treasury Site 1C27 Juniper. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14f Letter regarding members with guests who do not have passes

The Board reviewed a list of Members who have guests living with them that do not have the proper pass. Director Susie Gardner made a motion to send a letter to Jason Wilkinson regarding Tommy Quickel living with him without a pass. Director Jeff Chaney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14g Transfer Request Jennifer Chase

Jennifer Chase has completed her Contract of Sale on Home Site 1P55 Yukon and would like to transfer her membership from Treasury Site 1P29 Yukon to the Home Site. An inspection of her Treasury Site found the site needs to be cleaned before it can be returned to Treasury. Director Susie Gardner made a motion to notify Jennifer Chase of the need to clean Treasury Site 1P29 Yukon and postpone the approval of the transfer to the February 15, 2025, Board Meeting. Director Jeff Chaney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14h January 2025 Board of Directors Candidates Resumes

The Board of Directors reviewed the resumes received from Lorie Thompson and Brock Jenkins. Candidate Kody Houtz's resume has not been received yet, he emailed it to the incorrect email address. Director Susie Gardner made a motion to accept the nomination of the Candidates. Director Stanley Price seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

14l General Membership Meeting

The Board reviewed the packet to be mailed to members for the General Membership Meeting to be held on March 9, 2025, at 1:00PM and approved it by consensus.

14j Letter from Heidi Skundberg

The Board received a letter from Heidi Skundberg stating that she will not be running for the Board of Directors. The Board accepted her decision and took no action.

14k Letter from Anthony Silva Regarding ABC Fee

The Board received a letter from Anthony Silva expressing his desire to have the ABC Fee for an event he held on January 11, 2025, be waived. Mr. Silva was not present at the Board Meeting when the event was approved or at today's meeting to discuss the issue or answer any questions. Director Jeff Chaney made a motion to charge Mr. Silva the fee and deduct the cost of \$100 from his deposit and refund him the balance. Director Dan Diviney seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

15 READING OF THE MINUTES

Director Dan Diviney made a motion to approve the minutes of the December 21, 2024, Board Meeting as presented. Director Susie Gardner seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

16 CONSENT CALENDAR

16a Ida Farrington Family Resident Pass for John Laurence

Ida Farrington is requesting a Family Resident Pass for her grandson John Laurence. Director Jeff Chaney made a motion to approve the Family Resident Pass for John Laurence. Director Susie Gardner seconded the motion, and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

Director Jeff Chaney made a motion to adjourn the open session meeting at 1:30pm. Director Susie Gardner seconded the motion and it carried by the following vote: Ayes; Directors Stanley Price, Dan Diviney, Margaret Howe, Jeff Chaney and Susie Gardner, Noes: None; Abstain: None; Absent: Directors Tony Lillak, Dale Smith and Christy Williams.

Respectfully

Margaret Howe
Board Secretary
San Joaquin River Club, Inc.