

Bel Pre Recreational Association (BPRA) Board of Trustees
Minutes of Meeting of November 1, 2022

1) Call to Order and review of teleconference guidelines

President Purdy called the meeting to order at 7:38 p.m. The meeting was held virtually via Zoom, with the teleconference participation guidelines in place.

2) Roll Call

In the absence of Secretary Swan, Claire Pak called the roll. Board members present were President Karen Purdy, Vice President Mark Foraker, Treasurer Dave Pullen, Ted Bechtol, Steve Jennison, Rodney Oo, and Claire Pak. Secretary Chris Swan joined the meeting at 7:50 p.m. (agenda item 11). BPRA members Elliot Chabot (BPRA Governing Documents Committee Chair), and Patrick Welteroth (BPRA Trustee candidate) were also present. There was a quorum. Pak took minutes until Secretary Swan arrived.

3) Approval of Agenda

Purdy moved that the agenda for the meeting be approved. The motion was seconded and approved, with Bechtol, Foraker, Jennison, Oo, Pak, Pullen, and Purdy, in favor, and none opposed.

4) Conflict of Interest Disclosure

President Purdy asked the Board whether, based on the agenda just approved, or on any new business which a Trustee intends to raise at this meeting, does any member perceive the need, or intend, to declare a conflict of interest, as that term is defined in the BPRA Conflict of Interest Policy, with any item proposed for discussion or decision at this meeting. No member responded affirmatively.

5) Statements by Association Members

BPRA members were invited to speak on any items. No statements from association members were made.

6) Approval of Minutes

Pullen suggested several edits to the October minutes. Purdy noted that there are no procedural reasons not to approve September minutes before October minutes, if this is necessary. Foraker moved that the minutes for October 6 meetings be approved contingent upon the suggested edits to October's minutes. The motion was seconded and approved, with Purdy, Foraker, Pullen, Pak, Jennison, and Oo in favor and none opposed.

Approval of the September 13 minutes was deferred to the December 8 Board meeting.

7) Annual Meeting

Purdy noted that we still need volunteers to count votes. Pullen said that we need at least three volunteers, since as a candidate, he cannot count votes. Foraker may be able to assist. Jennison and Oo both volunteered to assist.

8) December Board meeting and Town Hall meeting, Thursday, December 8

Purdy reminded all to log in to the Zoom meeting a few minutes early. Purdy also asked Board members to notify her if they are interested in serving as officers.

9) 2023 appointments

Purdy sent the current draft of the nominations list via email to the members of the Board. Several members have reached out with suggestions for volunteers. Foraker said that he might have some candidates for the tennis committee.

10) 2023 Calendar

Purdy sent the draft calendar via email, and asked all Board members to review and comment. Purdy explained that the January meeting takes place as early as possible to allow time for the Board to approve the assessment amount and to plan for the annual assessment mailing.

11) Georgetown Aquatics contract

Purdy provided a short recap of last year's fee renegotiation, emphasizing that we want to maintain the relationship with Georgetown Aquatics and to ensure that future contracts are fair to both parties. Purdy designated Pool and Recreational Facilities Committee Chair Bechtol to serve as the BPRA's representative to renegotiate the contract. The goal is to complete negotiations by January or February 2023. Foraker noted that the Strathmore Bel Pre community has provided a dependable workforce for the pool. It was the consensus of the Board to use sensitivity in dealing with Georgetown Aquatics.

12) Budget & Finance**a. Monthly financial statements**

Treasurer Pullen reported that the monthly financial statement sent to the Board is a first draft, because this month, the first Tuesday of the month is the first day of the month. Bank reconciliation has not taken place yet for October.

Pullen noted that 99% of the Association's revenue comes in March. Most BPRA expenses for the year have already been paid. Pullen reported that the Statement of Financial Position contained in the draft monthly financial statement is reasonably accurate. The Expenditures by Vendor report has been added as requested by the Board. Outstanding payments to Juan Carlos Mora are currently being held pending settlement of outstanding issues with the Internal revenue Service.

b. Delinquent accounts

Pullen reported that at the court hearing on October 24, between the BPRA and a homeowner (concerning annual assessment payments), the defendant argued that he had paid the assessments. The judge granted an extension for the defendant to provide proof of payment and the parties to settle the case. So far, no cancelled checks or other proof have been offered.

Pullen reported that only 10 households remain in arrears for 2022: 1 owes \$64.75, 1 owes \$18.25, and 8 owe \$419 each (which will become \$650 when the cases are referred to the BPRA's attorney, the Thomas Schild Law Group). One of the households – a senior who says she has tried to pay on-line but had computer problems – will temporarily not be referred to Schild, and Pullen will assist her with the online payment system. Pullen indicated that the BPRA has received a fair amount of money this year, from Schild's successful legal actions against homeowners who failed to pay the assessments.

c. Other items

None.

13) Committee Reports

a. Questions about reports

None.

b. Other

None.

14) Other Business

Pullen announced that, so far, 59 proxies to establish a quorum have been received for the annual meeting.

15) Adjournment

There being no further business, the meeting was adjourned at 8:09 p.m. The next General Membership annual meeting is scheduled for Thursday, November 17, at 7:30 p.m. (following the Strathmore Bel Pre Civic Association annual general membership meeting), by teleconference, on Zoom. The next regular monthly Board meeting is scheduled for Thursday, December 8, 2022, at 7:30 p.m., by teleconference, via Zoom. The Board meeting will be followed immediately by the joint BPRA/SBPCA Town Hall meeting.

Respectfully submitted,

-- Chris Swan, Secretary