

BELL CANYON COMMUNITY

SERVICES DISTRICT

30 Hackamore Lane
Bell Canyon, California 91307

ZOOM MEETING

BOARD OF DIRECTORS **ZOOM** MEETING

MINUTES

July 27, 2020

In accordance with Government Code Section 54954, Notice is hereby given that the Board of Directors of the Bell Canyon Community Services District held a Board meeting at 7:10 PM on July 27, 2020 at 30 Hackamore Lane, Suite 8, Bell Canyon, California to consider those items set forth in the following agenda, except in accordance with Government Code Section 54954.2 (b). Please note that the Board reserves the right to modify the order in which items are heard.

Called to order at 7:15 pm by President Richard Levy.

1. ROLL CALL.

MEMBERS PRESENT. President Richard Levy, Vice President Bill Speer (7:36) Directors Eric Wolf, Dennis Roy and Judy Lantz.

2. PUBLIC FORUM.

In accordance with Government Code Section 54954.3, every agenda item for a regular meeting of the Board of Directors shall provide an opportunity for members of the public to directly address the legislative body on any

item of interest to the public, before or during the legislative body's consideration of the item, that is within the subject matter of legislative body, provided that no action shall be taken on any item not appearing on the agenda unless that action is otherwise governed by Government Code Section 54954.2(B).

3. Approval of minutes from previous Board Meeting.

Motion by Director Eric Wolf and seconded by Dennis Roy to approve the June 2, 2020 minutes. The motion was approved by members Levy, Speer, Roy and Lantz voting yes, and Director Eric Wolf abstaining.

4. Monthly Financial Reports and any other financial matters including investment of funds.

\$1.67 Million was in the bank. The total is now at \$1.875 Million. Good Job Mr. Treasurer!

Monthly Financial Statements:

April. Motion by Dennis Roy and seconded by Judy Lantz. All voted to approve.

May. Motion by Dennis Roy and seconded by Eric Wolf. All voted to approve.

June. Motion by Dennis Roy and seconded by Judy Lantz. All voted to approve.

5. Discussion of protocols and approvals for various community events to be paid by the Bell Canyon CSD and organized by the HOA. Jenny and Bri to present, if any. Deposits have been paid to various vendors and no refunds are permitted by some. Due to Corona-19, many events have been postponed to an unk future

date. There needs to be an established policy for full refunds of deposits if any event is postponed to a later date of cancelled for any reason.

No presentation by the HOA. Refund policy adopted for all future events.

6. Discussion and update of Bell Canyon Park / Trails and a lease Agreement between the HOA and the CSD. To include all related matters including insurance and all liability concerns and issues.

Discussed the Park and Trails lease. Which Trails were discussed. Who would pay for water and utilities?
Discussed the Liability issues if someone is injured. Government immunity and what is covered. If Insurance is in excess, HOA would be responsible. The park renovation would be an improvement for the Bell Canyon Community.

HOA and CSD share liability responsibility. CSD and Insurance coverage and Government immunity. After that HOA is responsible. For \$5 million -dollar policy, how much will that cost?

Motion to approve Park Lease made by Bill Speer. Seconded by Dennis Roy. Approved by Speer, Roy and Judy Lantz. Abstaining were Levy and Wolf.

7. Waste Management Contract is up for renewal. A committee will be established by President Levy to review the contract.

Speer and Zine will work with Waste Management and present a contract to the CSD Board.

8. ADA Website and compliance with new state regulations. Who will manage this activity and what is the cost.

Judy Lantz will coordinate and be responsible for the Website. The cost for the connection is \$1,200 a year.

9. Approval of the Annual 2019-2020 Certified CSD Audit and payment to Auditor Lichter Yu.

Motion to approve by Eric Wolf and seconded by Judy Lantz. All voted to approve the motion. The cost will be between \$5,000 and \$6,000.

10. Bell Canyon Road is finally paved. A Thank You letter will be sent to L.A. City Councilman John Lee. The CSD sent a formal letter to Councilman Lee requesting that the road be paved.

Letter sent.

11. Amend the 2020-2021 budget.

Motion by Richard Levy and seconded by Dennis Roy to add \$5,000 to outside services. The motion passed without opposition.

12. Approval of President Levy for maximum expenditure amount without prior Board approval.

Motion by Dennis Roy and seconded by Bill Speer to increase authority to \$3,500. The motion passed without any opposition.

13. Discussion and approval of charges from the BCA-HOA to the CSD.

Matters to be resolved with Levy and Wolf.

14. CSD General Manager becomes a Bell Canyon CSD employee. New Calif State Law. Salary and Benefits and associated factors.

Dennis P. Zine will become an "employee" which will require certain changes including Work Comp Ins and other required benefits.

15. Schedule next meeting.

August 24, 2020 at 7:00 pm. Adjourned at 8:30 with a motion by Bill Speer and Judy Lantz. All approved.