

**THE RANCHO TEHAMA ASSOCIATION
ADJOURNED ANNUAL MEETING OF MEMBERS
And
ADJOURNED SPECIAL MEETING AMENDMENT VOTE
(FOR THE AT&T CELL TOWER)**

And

OPEN BOARD MEETING

**ORDER OF BUSINESS/AGENDA
Saturday January 25th 2020 at 10:00 AM
Rancho Tehama Recreation Hall**

**Call to Order Annual Meeting, Special Meeting and Open board meeting by President:
Opening Ceremonies: Welcome/Pledge the Flag**

Meeting Rules: No audio or video recording allowed by attendees. However, the Secretary/ Manager may record the meeting to aid in the preparation of minutes. The recording is deleted once the minutes have been prepared. As provided in the "Open Meeting Act," members may observe the meeting but do not have the right to participate in the Board's deliberations or votes. Members may address issues during the Open Forum portion of the meeting. Attendees may not engage in obscene gestures, shouting, profanity or other disruptive behavior. If attendees become disruptive, they may be expelled from the meeting.

Introductions: Lisa Schwartz – Inspector of Elections

ANNUAL MEETING and SPECIAL MEETING AMENDMENT VOTE:

Explanation of Process: This is an adjourned annual meeting of the membership as required by the Bylaws Article III, Section 1 to elect Board of Directors. The judge has allowed us to open the ballots at this meeting and two (2) Directors will be elected each for a term of two (2) years. We will also open the ballots for the AT&T cell tower amendment vote.

The Board of directors has contracted with an independent vendor, The Ballot Box, to serve as the inspector of Election for the purpose of preparation, receipt and tabulation of the ballots for this meeting.

As of May 31, 2019 we had 1,274 members in good standing.

Determination of Quorum/ Close the Polls:

Election Results:

Adjourn:

Open Board Meeting:

Guest: Bob Williams, Eric/Tina Varcomm, Highway Patrol, Sherriff Dept. (may or may not be present)

Authorizations to (Lien): (42 Authorizations to lien letters) #865385, 865642, 865755, 865961, 866550, 866707, 866733, 866922, 866948, 867053, 867057, 867227, 867284, 898052,

949893, 969513, 978337, 867104, 865787, 865967, 866039, 866040, 865861, 865862, 866429, 866543, 866788, 869478, 866172, 866456, 866585, 866852, 866972, 867313, 866482, 866530, 866763, 867051, 867127, 868913, 866332, 866459.

Adopt Minutes of Previous Meeting: December 7, 2019 and December 19, 2019

New Business (discuss and/or vote on issues relating to the following subject):

Old Business:

Open Forum:

Open Forum: During open forum, each attendee may address the board for up to two minutes; request to speak slips should be filled out and given to the president before speaking. A director or manager may briefly respond to statements made or question posed. Speakers must observe the rules of decorum and not engage in obscene gestures, shouting, profanity or other disruptive behavior. If a speaker is in the middle of a sentence when time is called, he/she may finish their thoughts before sitting down. The time guidelines ensure that others will have an opportunity to speak. Speakers may not allot their time to others. All persons must follow the Meeting Rules listed at the top of this agenda

**The Rancho Tehama Association (RTA) Board of Directors Annual Meeting
of the Members and Special Meeting Amendment and Open Board Meeting
Minutes**

January 25, 2020

The meeting was called to order at 10:05 AM. Quorum: Deborah Elworthy, Richard Gutierrez, Jim Price, Mike Wright, David Gray. David Gray left at 11:45AM.

As the ballot inspector was speaking a member interrupted her asking her if she had the court order with the judge's decision and she confirmed she did. He asked to see a copy and she said she does not need to provide him with a copy. This member and two other members were videotaping the meeting. Several requests were made to not record the meeting as it is against the Association policy and member refused. The President of the Board of Directors advised she cannot open the open meeting until the cameras were turned off. Still they refused. The remaining audience of members became frustrated and one of the members got up and confronted them to turn off the recorders. A disruption occurred and the police were called.

Police arrived they interviewed certain people and the violators stopped recording and one left the meeting. The Open Board meeting was officially opened.

The Rancho Tehama Association (RTA) Board of Directors Open Meeting Minutes

January 25, 2020

Meeting was called to order 10:45 AM

Quorum: Deborah Elworthy, Richard Gutierrez, Mike Wright, David Gray, Jim Price. David Gray left at 11:45AM.

Guest: None

Announcements: Elworthy announced this meeting was called in order for Board to conduct business that needs to be conducted in open board meeting, however we will have open forum at end.

Notice of Delinquent Assessments (Lien): (Motion made by David Gray to authorize 42 Authorizations to lien letters, Wright 2nd, all in favor) #865385, 865642, 865755, 865961, 866550, 866707, 866733, 866922, 866948, 867053, 867057, 867227, 867284, 898052, 949893, 969513, 978337, 867104, 865787, 865967, 866039, 866040, 865861, 865862, 866429, 866543, 866788, 869478, 866172, 866456, 866585, 866852, 866972, 867313, 866482, 866530, 866763, 867051, 867127, 868913, 866332, 866459.

Adopt Minutes: Motion made to adopt December 7, 2019 and December 19, 2019 minutes by David Gray, Gutierrez 2nd, all in favor.

Open Forum: Member advised that there is a pack of killer dogs that are attacking sheep. Wanted to know if anything can be done by the board. Board advised unless we know who owns the dogs there is nothing the board can do. They must continue to contact Animal control to let them know and ask for guidance.

Member asked what the current plan is with regard to our roads. The board advised they are still discussing and have not decided yet.

Member asked what the miscellaneous fund is in the financial records. Board was not sure what he was referring to but it might be the reserve account. They would need to go and review the records.

There being no further business, the Open board adjourned at 1:00 PM

Lisa Schwartz our Inspector of Elections announced that the judge allowed us to open the ballots as he reduced the quorum to 15%. The voting tally results were as follows:

Jim Price 156

Lupe Green 125

Randy Carswell 98

Betsy Sanders 76

Juan Caravez 70

David Gray 44

Fidel Chavez 33

Carlos Vallejo 19

Anthony Talamonte 7

Write In – Dixie Van Roggen 1

We are pleased to announce the re-election of Jim Price and newest board member Lupe Green

OUTCOME OF AT&T ELECTION

The court allowed the opening of the AT&T ballots. The ruling of the court for the Bylaws was the Associations' quorum requirement for the transaction of business and elections to be reduced to 15% of the voting power. In the future, the Bylaws can be amended by a majority vote of the member constituting 15% of the voting power. The court did not allow any changes to the CC&R's.

The ballots were opened and the majority of the voters voted for the changes in the Bylaws which will enable the AT&T tower.

By Laws 346 yes 25 opposed

CC&R's 337 yes 35 opposed

The Board met in executive session on 1-24-20:

- Handled Legal Issues
- Approved authorizations to Proceed
- Approved delinquent accounts
- Approved bad debt write off
- Reviewed intent to liens which will be approved in Open Board
- Met with a member regarding a notice of violation
- Reviewed yearly review of employee


Secretary

Date: 7-15-2020