

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

## Saturday, June 20, 2009

**The meeting was called to order at 10:00 a.m.** Quorum: President Sharon Easton, Vice President Alan Mills, Treasurer Penny McGee, Secretary Sheri Schultz and Bill Westin. Guest: Manager Chuck Prehoda of Hignell. The Pledge to the Flag followed.

**Announcement:** Member Bill Massey, who also serves on a State Water Quality Control Board reported on the status of the proposed AB885 regulations. This is a state law that will go into effect. It's not known when, but eventually it will happen; it will not go away. It could be appealed, but chances are better to have that it will be modified by another bill

**Guest:** Bob Williams spoke on the topic "Tehama County and You". He covered many issues concerning both Tehama County and Rancho Tehama. 1) The Board of Supervisors has had a good relationship with the Board of Directors of Rancho Tehama, and will continue to help whenever possible. Rancho Tehama is the 3<sup>rd</sup> largest community in Tehama County and should not be forgotten. He also stated that it would be in the best interest for Rancho Tehama to remain an Association. There is more control for a Homeowners Association than the County has. 2) One item on the County Road Plan is to straighten out the curves and dips on Rancho Tehama Road, between Masami Ranch and the entrance to Rancho Tehama; road reflectors have already been put out at the end of Rancho Tehama Road and Paskenta. 3) Trax Bus: there needs to be enough guaranteed riders to pay for the driver to come out to Rancho Tehama. 4) TANCs (transmission Agency of Northern California): 20 agencies are involved in trying to build high voltage power lines that run from Redding to Tracy. There are 3 possible routes that would run through Tehama County. There are meetings with a comment period set for July in Redding, Tehama County, and Glenn County. Please call the county offices for more details. 5) Legal marijuana ordinance: the County is working on a Nuisance Ordinance Regulation Marijuana Cultivation along the same line as the one Mendocino County presently has in place which hasn't ever been successfully challenged. It would state that for legal marijuana only 25 plants would be allowed per property, registration with the county would be required, a 6-ft fence and alarm system must be installed, gardens could not be within 1000 feet of a school or bus stop and renters must have the consent of the landlord. Penalties would include removal of the garden at the property owners' expense within 14 days. 6) Gas Tax: The County currently gets \$.06 of the gas tax, which is the only funding source used for road repairs. None of our property taxes go to road maintenance. The state is trying to take this gas tax from the County. The other option would be an increased gas tax of \$.05-.12 for the State to cover Cal-Trans debts, and after 2 years the increase would go to the County. 7) Employment rate for the County is currently at 15%; 5% has already been cut from nonpublic services and 3 1/2% from Public Safety. County Health has laid off a total of 14 employees and most of the reserved funds are already used.

**Open Forum:** 1) Goat Herder: a member has information on a goat herder who would be interested in bringing her goats for weed abatement at \$100.00 per acre, with a minimum of 20 acres secured in Rancho Tehama. 2) Weed Abatement Letter: a member complained on behalf of an elderly member who received a letter in regards to weed abatement from RTA, stating that the letter sounded too threatening. 3) Survey: the Community Foundation needs surveys filled out by people living in Rancho Tehama to help get a grant they have been trying for. These can be picked up and returned to the Thrift Store. 4) "Meet the Candidates": will be held at the Recreation Hall Saturday at 1pm in an open forum answer and questions fashion.

**The Agenda was adopted as published.** (Schultz—motion seconded and passed).

**The Tuesday June 2, 2009 Minutes were adopted.** (McGee--Motion seconded and passed)

**The Treasurer presented** May financials reports (**attached**). McGee announced that she recently attended the ECHO Training Seminar in Santa Clara put on by Attorneys, Property Managers, Bankers and Engineers for Boards of Directors. Last year McGee earned a Certificate for attending 4 sessions of HOA University. She thanked the Board for sending her.

**Blanket Liens to Record:** Voted to authorize recording of Blanket Notice of Delinquent Assessments on member accounts 2076021, 2097723, 2091823, 2091923, 2042825, 1023311, 2045723.

### **New Business:**

#### **The Board:**

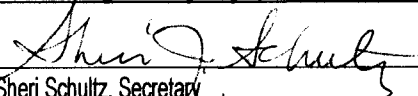

- Voted to adopt a 5-year road plan. (Schultz-motion seconded and passed)

There being no further business, the Board adjourned to executive session at 11:40 a.m.

### **In executive session the Board:**

- Wrote off 2 accounts to bad debt.
- Made decisions on 2 requests to reverse late charges.
- Accepted a road survey for posting enforceable speed limits.
- Voted to file about 97 Notices of Default for nonpayment of assessments.

**Next Meeting Tuesday July 7, 2009 9:00 a.m. in the Recreation Hall**

 Attested By:   
Sheri Schultz, Secretary

Date Approved: 7/7/09 Date Corrected: \_\_\_\_\_

**THE RANCHO TEHAMA ASSOCIATION  
BOARD of DIRECTORS REGULAR MEETING ORDER OF  
BUSINESS/AGENDA**

**Saturday, June 20, 2009**

**Time: 10:00 a.m.**

**Rancho Tehama Recreation Hall**

**Call to Order:**

**Quorum Present:**

**Opening Ceremonies: Welcome/Pledge the Flag.**

**Opening Business:**

**Guest: Bob Williams, Tehama County Supervisor, District 4, "Tehama County and You"**

**Announcements:**

**Open Forum:**

**Adoption of Agenda:**

**Adopt Minutes of Previous Meeting:** June 2, 2009 Regular Open Meeting

**Management Company Report:**

**Treasurer Report:** May Financials, Report on ECHO June 13<sup>th</sup> Training Seminar

**Blanket Liens to Record:** --Vote to authorize recording of Notice of Delinquent Assessments on \_\_\_\_\_ more member accounts.

**New Business:**

- Discuss and adopt a 5-year road plan

**Next Meeting Date:** Tuesday, July 7, 2009 at 9:00 in the Recreation Hall.