

Discovery Bay Women's Club

Work Session Minutes

7/16/26

By Zoom

Call to Order: 10:01

Members attending: 42

Board Members present: Judith Wright - President, Sherri Poindexter - Vice-President, Kena Warrick - Secretary, Sam Blake - Treasurer, Kate Blagdon - Member-at-Large

President's Statement - Judith Wright: Judith introduced and welcomed Shay Collins, our new Office Manager.

There have been questions about Special Assessment assistance for members who requested it. Donations totaling \$15,500 from members provided assistance to everyone who requested it. Some women were able to get support privately so we still have a little money in reserve. If someone's financial status changes before she is able to meet her obligations for the assessment, please let a Board member know so that we can see about helping you. Incredible gratitude to all who helped other women out. This is an amazing place and people are amazingly generous.

Facility Manager's Report- Tanya Yada: Tanya is happy with the concrete path but it does need sloped access at the end closest to the street to make the step onto the ramp safer. She hopes to have this done by our concrete folks before the Annual Weekend.

For those who use the Woodshop, please note that there is a spray painted red line on the inside of the garage door. That is the marker for how high the garage door may be rolled up. This will be labeled but please spread the word not to roll the door all the way up. It may not be possible to lower it if it is raised above the red line.

The pool inspection with Jefferson County went well. We passed with flying colors.

The men's restroom is now open. We have been battling an unpleasant odor in there that is hopefully fixed after replacing toilet flanges and waxes that were old.

Tayna Introduced Spike, her new puppy, a gentle giant. Everyone is invited to come up and meet Spike.

The Dutch doors for the office are still on her radar. If we do need one we will order it instead of trying to modify an existing one.

Most of the pits in the meadow will be filled in next Tuesday. Tanya will send out an announcement. The areas will be reseeded.

As the grass maintenance slows down, facilities would like to paint the lower restroom. Tanya is wondering if a color change to match the barn shed would be acceptable to the community.

- **Member Responses:**
 - Lynn Brem: Would like to see the barnshed painted to match the bathroom and other common buildings.
 - Gillian Herbert: Supports Lynn's suggestion and would like to keep all of the common buildings the same color.
 - Sherri Poindexter: Has no problem if the Barn shed is painted. She is just wondering when.
 - Jackie Cairns: The Barn shed is stained and it may need a lot of work to prepare it to be painted. It might be nice to paint the bathroom and wait to paint the barn shed. She likes the color of the barn shed and recommends that we wait on painting the shed.

- Sherri Musgrove: The shed is the color of nature. Why should we paint it and have more upkeep?
- Leslie Turner: Would like the paint color to agree with the rest of the common buildings in the Park.
- Tenna Matthews: It would be nice to paint the barn shed.
- BJ Kittlehurt - Why does the barnshed have to match the bathroom when we have multiple colored houses around the Park that do not match?
- Penny Barrett- The barn shed should be painted to match the other common buildings.
- Jeri Solomon - The financing of the painting should be a consideration.

Office Manager's Report - Julia Zorthian: Having Shay here is awesome. She is catching on quickly. They have been doing intensive training. Julia and Shay are helping Tanya with ordering soap containers and researching the mysteries about who our propane providers are. We received the Memorial plaque which will be posted in the Memorial Garden and dedicated at the Annal.

Open Forum for DBWC Members *(At this time, members are encouraged to bring up issues of concern or interest involving the Park or community, ask questions of the BOD or make other brief comments.)*

- Jeri Solomon: It has come to her attention that there is a lack of clarity in the rules about the number of residential units on Sites. Is a camping van on a site considered a vehicle or a residential unit? On behalf of document review she would like to clarify the rule regarding having RV's on Sites and make sure that our rules and standards are consistent. She believes that the rule was originally intended to allow one living unit on Site. This was before the prevalence of camping vans. Recently there was an issue with a camping van on Site along with another vehicle.
 - Member Response:
 - Joann Garner: The rule seems clear. If someone is not living in their van it may be parked on the Site.
 - Board Response:
 - Sherri Poindexter supports Document Review in taking a stab at clarifying the rule and then bringing it back to the Board to approve.
- Sherri Musgrove: The ballot packets for the election went out. If you were missing the brown ballot envelopes for your ballots, please contact Sherri or the office.
- Penny Barrett: There are lots of thistles growing in the meadow, near the septic shed, on the dirt piles and all over the park. Can facilities work on eradicating them?
 - Tanya's Response:
 - We tried to push some of the thistles in the meadow back with the Kybota. When you see patches of the thistles, let Tanya know. Facilities will continue to work to get rid of them.
- Kerri McMillan: Thanks to Tanya for moving the reflector posts further away from the road. It makes walking up there much easier.

- Karen Kittlehurst: When people park cars on East Street, near the small dog run, it creates an impediment for those who are trying to get past the cars on the road in their vehicles.
 - Board Response;
 - Tanya will take a look at this and come up with a plan.

Discussion Topics:

- RFA: Kelly Timmons - Free up an area and wall space in the workout room for exercises - This would involve clearing out a corner to make a space available for a yoga mat and stretching. She would like to move the items in the southeast corner of the room and make a 5x7 open area. The items stored in that area could be put behind the weight machine and under the t.v. One bulletin board would be removed and the photos on the wall would be moved there to create some wall space for exercises. Kelly would also like to donate a new yoga mat.
 - Member Response:
 - Karen Kittlenurst: It might be possible to store some items in nets suspended from the ceiling to free up some floor space.
 - Jeri Solomon: It's wonderful that the gym is being so well used and thanks to Kelly.

Motion to Approve: Judith moved that Kelly continue her plans to reorganize the exercise room to make more floor and wall space. Kate seconded. Unanimously approved.

- RFA: Sherri Poindexter - Change times for Work Session and Board Meetings. Because she has gone back to work, Sherri asks that the Work Sessions and Board Meeting times be changed to after 2:30 in the afternoon. She would like feedback from the community. The decision could be made after the Annual with the new Board.
 - Staff and Member Response:
 - Tanya: The office and facilities staff clock out at 2:00. If they are needed for Zoom that could be a problem.
 - Marianne: Could staff do an afternoon shift?
 - Paula Cassano: Many of the outdoor activities are completed in the afternoon.
 - Sherri Musgrove: Likes afternoon timeframe because it accommodates most of her medical appointments.
 - Tenna: An afternoon meeting time conflicts with nap time
 - Nanci Saurdiff: Make the meeting time 5:00p.m.
- RFA: Sherri Poindexter - Change LARC Standard 6.4 to allow placement of Living Units on Sites to be 2.5 feet from side site boundary instead of the current 5 feet. This was prompted by a LARC discussion of placement of living units (park models, trailers, RV's) on Sites. This will allow some members who live on smaller Sites to put a larger living unit on their Site. She has reached out to the County to determine if there are applicable regulations and there are none that are relevant. She has canvassed the Park and noticed that there are varying placements near the side boundaries.
 - Board Response:
 - Judith Wright: If the Standard is changed it should only affect new living units coming into the Park. No one will need to move their living unit.
 - Member Response:
 - Kate Higgins: While on Document Review Kate had the opportunity to delve into County Regulations. She points out that reading the regulations from the county

can be confusing and misleading because of redirection to other sections. It is easy to cherry pick from the regulations that seem applicable. She was on document review when the 5 feet set back standard (10 feet from other living units) was adopted. Section number 18.30 in the Jefferson County Regulations address setbacks. The difference between regulations for park models and RV's in terms of measurements in the Park comes down to how you are using it. If it is going out on the road, it is considered seasonal, if it is staying in the Park and is stationary and being lived in then it is a year round living unit.

- Sherri Poindexter: Disagrees with Kate but she will continue to do more research.
 - Karen Kittlehurst: When she was on LARC they understood that the 2.5 feet spacing from the sidelines was to allow a space of 5 feet for emergency access.
 - Sherri Musgrove: The shape of particular lots, especially parallelograms, cause space to be lost when a living unit is placed on the Site
 - Sheryl Haller: She was on LARC. The firecode was 5 feet between structures. We do not have property lines within the Park. We have Site lines because we are an RV park. Our property lines are the boundaries surrounding the Park. She does not believe that we are governed by county regulations. She would like to see 2.5 distance from the sidelines for structures.
- RFA: Shop Team - Tenna Matthews: This is a proposal to clean up and reorganize the shop followed by developing a structure of shop management, programs and classes. A group met to discuss a plan for reorganizing and improving the shop. They are proposing a radical cleaning and elimination of unneeded items. The proposal includes removing the stairs to create more space in the shop. The durable medical equipment can stay there. A drop down ladder could be installed for access to those items. The group is suggesting that the second and third weekends of August be used for this work. Privately owned items in the shop need to be taken out of the shop before then. Volunteers are needed for both weekends. Following the big clean up, decisions will be made about shop management.
 - Member Response:
 - Lesslie applauds initiative and she and Paula will be there to help.
 - Board Response: Can the shop people coordinate with safety about what can be done with the durable medical equipment?
 - RFA: Jackie Cairns - A proposal for a second category of Social Membership. This would be a Non residential Social Members category. It would allow past RV Members and longtime friends from our community to be in another Social Member category who have access to our online calendar. These members would not attend meetings or have any voting privileges. They could not book the use of DBR facilities or use facilities without the accompaniment of an RV Member. They could walk in the Park unescorted. They would pay an annual fee and sign a liability waiver. This might be a good option for future leaseholders
 - Member Comments:
 - BJ Kittlehurst: Could a non-residential social member need a member escort to use the pool?
 - Sherri Poindexter: Lynn has said that a non-residential member could have access to the calendar.
 - Sheryl: Maybe we could try this first with prior members before we open it up to other people who want to enjoy our activities.
 - Jackie Cairns: She brought this up as a way to be more inclusive to people who have been coming to our activities at the Park for years. If they could have access to our calendar this would keep them informed. We could keep this level

of membership only for people who have been coming to the Park for years and past members.

- Leslie Turner: Is in support of another level of membership. Do we need to change our by-laws? Do we need to go back to the lawyer to change this?
- Jackie Cairns: This would just give us another level of Social Membership. We would still have two categories of membership (RV and Social). Melissa has looked at our bylaws and thinks that a second level of Social Membership would be permissible.
- Tenna Matthews: What is the purpose of us doing this?
- Jackie : This membership would give those who come to our events access to our calendar. It would also explain their presence at events to other members.
- Penny Barrett: What are the disadvantages of this proposal?
- Karen Kittlehurst: She has had guests for line dancing. They want to help the Park financially. Her friends want to get to know the people in the Park and are craving a community and they have the best interest of the Park at heart. She supports Jackie's RFA.
- Melissa Burke: She has not done deep legal research but she has looked at the definitions and guidelines in our documents and believes that we are capable of creating a new category of Social Membership. This is a way to start outreach and to continue relationships with those who have been guests at the Park and care deeply about DBR. This may include potential new members. It could even serve as a source of fundraising in the future.
- Evelyn Ransom: She likes the idea of people who support our park coming to our events. She does not want them to share in making decisions for us such as attending our meetings and voting. If we had a way to send out invitations to our outside friends then it would be simple. We could have an email thread that would go out to people whom we want to invite to our events. Then we would not need this level of membership unless the point is to bring in more money.
- Sherri Poindexter (not as board member): She likes the idea of the non-residential Social Membership.
- Jeri Solomon: This feels uncomfortable to her. She does not see a reason why someone needs to have a membership vs. being able to come and participate as they have been. The friends can always reach out to members to find out what is going on. We know who lives here and we have made steps in notifying the community about who new people are. If people want to give money to the Park, they can do so without being a member. Former members can be "grandmothered" in as a separate category. DBR is much more than a social club and she would hate to lose that.
- Lynn Brem: It sounds like what has been driving this is a way for friends of the Park to have access to our activities calendar. We have two levels of access, one is for all members. The other is for short term renters with the calendar and the facilities section which is a kind of users manual for the Park. The question of whether and how to give people who don't live here access to the calendar seems to be a key question. Those who have lived here before have the access information for the website already. It would be possible to create a "friend layer" for just calendar access.
- Tenna Matthews: The reason that we have two levels of membership is because when we became a social club with tax-exempt status we gained the ability to define who can be a member. We have our RV Members who have leases and Social Members who stay here longer than 30 days. A male cannot qualify for membership to the Club because he is not a female over 21 and therefore cannot

be an RV Member or a Social Member. This allowed long term renters who don't own a lease the opportunity to be members.

- Paula Cassano: It feels like we are almost talking about marketing. She supports the pushing out of information about what is happening in the park to our friends.
- Annie Haller: Feels safe in the community because she knows everyone. She wants to keep our community to just be the people we know. It makes her nervous to bring in strangers. There are friends of other people that I don't know and when I see them I question who they are and why they are here. She just wants to continue to feel safe. The pool is a particular issue for her, especially with men even if they are accompanied.
- Sherri Musgrove: A couple years ago we had a renter who stayed a while but did not really fit into our community. Sherri asked if she could be removed or our group facebook page.
 - Board Response:
 - Our social Facebook page is not an official Park sponsored page. Sam is the moderator but not as a function of her being a Board Member.
 - Sherri Poindexter: Appreciates that we could do an email "push". If we had Social Members with access to the calendar, they would be able to take their own initiative to check for events. This would be for people who are known and loved by our members.
- BJ Kittlehurst: To be a social member you have to live here for more than 30 days. There are some of those people we wish would go away. There are other dear friends whom we have known and loved forever, they are the people we want to invite.
- Evelyn Ransom: It seems like we have several avenues for information for people who are not RV Members. We have our Facebook group for people who may not be RV or Social Members. The question is how do we feel about expanding others to have access? Social Members have full access to our website. They can know all about our finances and the decisions we make. How comfortable do we feel expanding this access? She does not feel comfortable expanding Social Membership. She does not feel comfortable having non-members on our Facebook page. Perhaps we could have email threads one for only women and another that included men. This could provide an event blast for our supporters who are not members. She does not want them to have access to our website.
- Deb Wertz: We can navigate our way through this without going to the extremes in either direction. She is in favor of enhancing our community in a measured way. Perhaps we can do a background check and solicit recommendations from members. We need to build our community, not seek out ways to restrict it. We have to respect the anxieties of our members. We need to be imaginative and creative in how we approach it. She supports adding a non-residential level of social membership. We could still maintain our safety and integrity. Do we need a task force?
- Cindy Kennedy: Has a lot of social anxiety. Please consider those for which this is an issue when a decision is made regarding a pathway for other types of membership.
- Paula Cassano: She has been wondering if people would be willing to wear name tags at our events. She has anxiety about not knowing names of other members. If you are good with this, let Paula know. She can do some exploring about how to get name tags that are modestly priced.

- Board Response:
 - Judith Wright: Our social Facebook page is not an official page for the Park. Sam, as a member, is the moderator, but does she not represent the Club in this role..
 - Sherri Poindexter: She appreciates that some people might feel uncomfortable. She wants to be open to potential members. We want to give access to people whom we already know and love.
 - Sam Blake: We have two Facebook pages. The one Sam created is private. No one can find it unless she creates a link and invites them. She has grandmothers in. There are some people on the page who are not liked by some but they are by others, so she has kept them on the page. The second Facebook page is the formal DBR/DBWC official page. It is a one way page for the office and the Board to send information to the members. If you would like to create and manage your own private page, you may. Sam stands with Jeri Solomon and Annie regarding extending Social Memberships due to her own anxiety related to men. More people coming into the Park makes it harder to control our environment. As a Board Member, however, she is willing to work with others to see if another level of Social Membership can work.

Announcements:

Ballots for the BOD Election and Audit Vote are due in the office by July 30.

Sign up sheets for your entree choice for the Annual Dinner are on the table in the office. If you are able, we would also appreciate your help with set up or clean up for breakfast and dinner. Please sign up in the office by 7/24.

Volunteers are still needed to organize a few events for the Annual Weekend. See the *Save the Date* flyer that was blasted today. Please contact Kena (kenadbr@gmail.com) if you are able to volunteer to help with an event.

Motion to Adjourn:

Sherri moved to adjourn the meeting, Kate seconded. The meeting was adjourned at 12:02 p.m.

Minutes submitted by Kena Warrick, Board Secretary