

February 07, 2025

Silverado Property Owners Association(SPOA)

President Foureman called the meeting to order at 4:05 and confirmed a quorum. In attendance were: Jim Tidgewell, Con Hewitt, Brant Morowski, Sharon Bobrow, Joe Van Orsdel, Kimberely Scott, Tammy Smith, Mark Coleman, Ron Ryan, Nancy Pollacek, Mary Sandbulte, Julia Smith, Carolyn Adducci, Jody Levy, Kathy Oates, Linda Cantey and Todd Shallan.

Minutes:

Minutes of the October 25 meeting were unanimously approved.

Election:

Five Directors began their new terms on January 1. Kat Chambers swore in Brant Morowski and Nancy Pollacek. The remaining three will be sworn in at SPOA's April 25 meeting.

Public Comments:

- Nancy Pollacek made a recommendation to Todd Shallan about landscaping directly adjacent to the 7th green south near Hillcrest towards Westgate, which is overgrown near the Grove on the Left of Oak Creek East. Todd will look into it and correct it if on Resort property.

Old Business:

- No further comments.

New Business:

- None cited.

President's Report:

- It was dismaying to learn about the Los Angeles Wildfires on January 7th, with 20,000 houses burned under conditions mirroring our October, 2017 situation (i.e. powerful winds, massive amounts of uncleared brush, no home hardening, water mostly unavailable). It is sad that LA learned nothing from our and other fires, an unfortunate commentary on human nature. Their catastrophe further reinforces the wisdom of our making fire preparedness SPOA's number one priority.

- Our new District 4 Supervisor Amber Manfree was unable to attend. President Foureman will follow up with her to attempt to elicit her support.

Silverado Resort Update:

- Todd Shallen shared that there is no current update on the Grove project, except that he expects to receive notice of a public hearing in the near future. This has taken a bit longer than expected. Once the Resort receives the formal approval construction should start shortly thereafter.
- The original clearance of brush along Milliken Creek the length of the Resort's property cost about a quarter-million dollars. The recent clearance of new growth cost roughly \$45,000. The Resort is committed to do this work early in the year on an ongoing basis.
- The Resort spent an estimated \$2 million in roof and siding replacement to fire resistant materials. They repaired most of their sidewalks as well, the most noticeable being at the front entrance. The Resort's Umbrella insurance policy, which covers between \$4 to \$5 billion of assets worldwide, are sensitive to what they are doing and appreciate these proactive efforts.
- The Resort will soon undertake a project to level all tee boxes, involving ripping up, regrading and replanting. The leveling project to rip up, regrade, and replant. They plan is to do two at a time so as not to disrupt the entire golf course. They also plan to relocate or extend some of the tee boxes.
- The Board approved a sport invitational category for Non-members to become Social members as a way to attract more interest in racket sports, Clubhouse, and spa facilities. The increased revenue will help fund improvements to facilities.

Public Comment:

- "When will there be an update to the planned Spa renovations?" Todd responded, "We are currently in the design stage and once we have final plans we will share with the public, which ideally will be within the next 30 days +/-."

Fire Safe Council:

- Linda Cantey shared a reminder about the Fire Safe February 21 wine tasting event, with numerous vendors and wineries participating, and non-members can pay via a QR code on the invitation.
- Fire Safe will use this event to kick off 2025 fundraising efforts, followed by a donation request in March. There has been minimal progress toward scheduling a Prop 218 election to raise property taxes to create an ongoing funding stream, although top managers of the County have made positive noises.

Public Comment:

- “I appreciate what you (Linda) have shared and also think more people would be interested if you explain the organizations’ full names and what resources or services they provide, rather than just listing acronyms. I took each acronym and researched to see who they are and after I learned more about each organization, I got really excited about the event.

SPOA Committee Update:

Finance - Jim Tidgewell

- We collected \$30,000 and spent \$32,000.
- We have \$84,000 in Assets.
- Our current expenses include \$4600 for D & O insurance, \$4600 publications & website, along with a \$20,000 donation to Fire Safe and \$1,000 in postage for a mailer.

Membership and Dues - Sharon Bobrow

- \$29,850 member dues were collected
- HOA Dues notices will be sent out shortly. Bill will draft the appeal.

Nominating and Elections - Joe Russoniello

- Not present, no update or comments

Architectural Review - Carolyn Adducci

- Some remaining building lots have brush that needs clearing and notices will be sent out.
- Home design on Burning Tree has approved plans, and we asked them to include landscaping to help screen the 34 foot structure from the street.

Public Comment:

- A suggestion was made to consider increasing dues by \$50 per month to support Fire Safe. Another Director recommended this become a future agenda item, to allow us to more time to consider and discuss how the increased revenue would be allocated.
- A request was made to Bill to reach out to the Website designer to update the Calendar, Meetings, and Minutes.
- There was an issue brought forward about a Billboard that violates Signage policy, and is requesting support from Kat to write a letter to remove the billboard or face potential Napa County fines and potential legal action.

Meeting adjourned at 4:20 PM.