



## RIVER VALLEY RANCH

### RVR Long Range Planning Committee

Monthly Meeting Minutes

Tuesday, April 12, 2022 – 1 pm

Via Zoom & Ranch House

#### RVR Committee Members

John Lund - Chair & Board Member, Michael Banbury - Board Member, Carl Hostetter, Bill Brown, Brian Leasure, Cari Shurman, Leslie Marcus, Charlie Lozner, Kevin O'Keefe, John Speiss, Ashley Lynch - GM

#### Public Attendees

Hugh Sontag, Seth Beers, Gary Lesser - Board President

#### RVR Members

- I. **Welcome**
- II. **Public Comment** - Hugh Sontag joined to observe. Gary attended as a Board representative.
- III. **Introduction of New Committee Members** - All committee members introduced themselves. The committee currently has nine members. The charter allows for up to 10 members. All but one of the neighborhoods are represented. There was discussion on how and where to expand the committee. Ashley will draft something for the newsletter. The committee wants the process of adding committee members to be open and transparent.
- IV. **Review of Committee's Charter and Scope** - Reviewed. McMahan is focused on the Ranch House facility and surrounding grounds. Less so on playgrounds, fishing spaces, etc. Ashley has shared plans of the ranch house, surrounding elevations and other buildings. McMahan is looking to us to communicate what the community wants. The Board has been doing work that coincides with some of the work of the LRP Committee. There was discussion of the Board's aspirational statement to guide future planning. Areas of discussion included long range planning, Board governance, staff retention, maintaining love of the neighborhoods, financial planning, integrating deferred maintenance, expense, energy savings, increased property values. Feedback is after McMahan develops their initial concepts, it would seem appropriate that we develop a new wide-reaching survey. We are the voice of the community for that. Poolside chats were great.
- V. **Plan for McMahan Visit** - Discussion on the initial McMahan visit in May. Plan to discuss the survey and see if demand may be different. Plan to discuss the issue of

more pressure on facilities. The committee discussed listening sessions to gain community feedback. John's idea was to invite ~50 owners to these discussion sessions. The concept will be to specifically ask people to come. This piece is important to get right so when we have a recommendation, we know there will be community support and that the community has been well-represented. Members discussed starting feedback sessions early and often so everyone feels they've had an opportunity to comment. We plan to utilize a variety of mechanisms including zoom, listening sessions, comment boxes. Discussion of zoom calls for part-time resident engagement.

Discussion on deliverables - plan for 10 essential questions to get framed for survey. The committee then discussed whether or not the Board will consider enlisting professionals to help engage the community. The topics for the 10 questions will focus on pools/lap pool, hot tubs, locker rooms, mailroom, gym classroom, weight room, tennis facility, ranch house common space, maintenance shed/parking area and administrative space. Should programming be included?

#### **VI. New Business**

- Meeting May 3 with McMahon
- Tuesday May 10 @ 1:00 next meeting
- Communication plan (how does that tie in to community engagement)
- John reiterated that this is a working committee - members will be asked to step up where they can
- Discussion on how we connect with the border Carbondale community

**Adjourn @2:35**