

Lake Entiat Lodge Associated

Board Conference Call Meeting

TIME

Conference call took place January 3, 2012 from 5:56 - 6:15pm.

PRESENT

An invitation to join the call was sent to the Board of Directors on January 2, 2012 from Brandon Fix at 12:32pm. The following Directors attended the meeting via conference call: Brandon Fix, Darrell Richards, Nick Nelson, Greg Zeller & Don Sass.

Ken Flynn, managing agent, Grace McClellan, Administrative Assistant and Jeri Fifer, Community Manager attended by conference as well.

PURPOSE

The Board had requested that Management gather construction bids for Phase 2 & 3 of the Trail System. On January 2, 2012, Ken sent an email to the Board of Directors suggesting that more information and detailed maps/drawings would be needed prior to gathering bids.

DISCUSSIONS

Greg Zeller shared:

- He had drawn the existing trail system map rough route free hand and it was to be used as a conceptual drawing only.
- Phase 3 will need stairs if grade is above 20%.
- Phase 4 would need to go on the left or right of Sun Cove/Beach Drive and may require culverts after Douglas County reviews. He envisioned that this section of the trail system be paved and that a decision will be needed as to whether the trail will be separated from road by painted white lines or by a ditch or culvert.

Ken Flynn shared that Management will need funds allowed to hire a planner to design Phase 2, 3 & 4 of the trail system prior to getting construction bids. Greg said that Krueger had walked the conceptual trail system and cross section and believed a design could be done for under \$4,000.

Darrell Richards mentioned that this is necessary for means & measure.

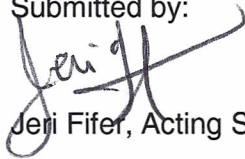
Brandon Fix made a motion to allow the Management Company to request a bid from Craig Krueger and allow up to \$5,000 to be spent on the design of Phase 2, 3 & 4 of the trail system. The motion was seconded by Greg Zeller and passed unanimously. Scott Blair and Dan Lungren were not present on the call.

Ken Flynn then presented the Chelan County PUD encroachment issue regarding Mr. Funston, owner of 480 W. Beach Drive. Mr. Funston had requested that he be allowed to move some boulders from his property and place them along the border of the Association owner easement. The boulders will keep vehicles from entering the Wildlife lands. Darrell Richards and Nick Nelson had reviewed the property and proposal on site.

Nick Nelson made a motion to accept the Funston boulder encroachment along to border of the Association easement as shown on map presented by Mr. Funston. Motion seconded by Don Sass and passed unanimously.

Greg Zeller asked Management to contact Craig Krueger and request a cost and scope for the design of Phase 2, 3 & 4 of the trail system.

Submitted by:



Jeri Fifer, Acting Secretary

January 5, 2012

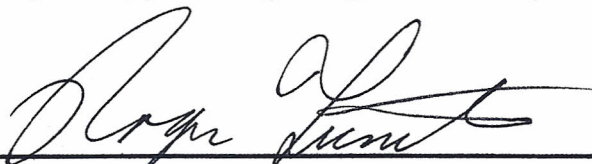
Dear Mr. Funston:

This letter is to confirm the conversation between Ken Flynn, Lake Entiat Estates Home Owners Association managing agent, Jeri Fifer, Community Manager and yourself on December 29, 2011 regarding your request to place several large rocks from your property onto the Lake Entiat Lodge Associated owned easement at the end of W. Beach Drive in Orondo, Washington.

The understanding is that you will place a single layer of large rocks inside and along the property boundary of the easement owned by the Association (as shown on attached map). You will leave an 18" opening, for foot traffic to pass through, for access onto the Chelan County PUD managed land. You have stated that it is your intention to assist Chelan County PUD to manage this public land by creating a border to keep motorized vehicles from entering at this access point. Please note that the property stakes were placed by Sun Cove staff, and are not to be considered as actual surveyed property lines. Please take this into consideration for placement of the rocks so as not to encroach upon the public lands at any point.

By signing below, you are agreeing to be in compliance with everything stated in this letter.

X



Roger Funston

Sincerely,

Jeri Fifer

Jeri Fifer, Sun Cove Community Manager

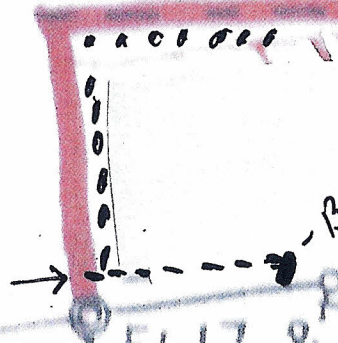
Cc: Board of Directors, Ken Flynn; Managing Agent

EASEMENT
ALL LOTS

W. Beach Drive

Boulder

51° 31' 10"
30
30
80.00



373.62	153.62	33	160.00	160.00	65.00	"	"	"
51.17	48	32	31	30	29	65.00	"	"
470	460	440	430					

10'

WALKWAY