

LAKE ENTIAT LODGE ASSOCIATED  
Meeting of the Board of Directors  
January 18, 1989

Time & Place

There was a meeting of the Board of Directors of the Lake Entiat Lodge Associated at 7:37 pm on January 18, 1989. The meeting was held at Mr. Divine's home at 22121 Brier Rd., Brier, Washington.

Present

The following Directors were present for the meeting: Jim Marriott, Herb Gilbo, Jack Divine, Otto Ross, Dan Russell and Neil Doherty. Also, present were Jean Holmes, Emmett Holmes, Jay Cooley and Alex Osenbach. Mr. Divine acted as Chairman and Mr. Osenbach acted as Secretary.

Approval of Prior Meeting Minutes

The minutes of the November 16, 1988 meeting of the Directors of the Lake Entiat Board of Directors as distributed were reviewed and approved unanimously.

Sale of Lots

The Board discussed the possibility of selling two lots which were deeded to the Association for non-payment of Annual Fees. The two lots are Lot 13, Block 1 and Lot , Block 1. After a discussion of price on the lots, one at \$1500 - \$2000 and the other \$4500 - \$6000, a motion to sell both lots failed for lack of a majority. After further discussion, the following motion was adopted with Mr. Ross voting no and Mr. Doherty abstaining:

Resolved That: The Board of Directors authorize the President to execute a listing agreement with Johnson Realtors to sell Lot 13, Block 1 for \$6000.

Mr. Osenbach was asked to verify that the Board had authority in the bylaws to sell the lot and report to the President.

Renter Restrictions

Mr. Ross asked the Board to consider placing rules or restrictions on renters use of the common property. The Board discussed the issue and asked Mr. Osenbach to report at the next meeting on the determination and definition of a member and what would be required to place additional rules on renters which could be different than owners.

## December 31, 1988 Financial Review

The Board reviewed the Financial Statements with Mr. Osenbach explaining the variances between actual and budget as noted in the notes to the Financial Statements. All questions raised were addressed and answered to the Board's satisfaction.

### Dredge Boat Area

The Board discussed the report prepared on dredging the boat area. Following the report, Mr. Osenbach was asked to follow up with Mr. Litt on the two open issues and report back at the next meeting. The two items were 1) Shoreline Permit requirements and 2) Corp of Engineers Permit. Mr. Osenbach was also asked to obtain an estimate to do the dredging work.

### Approval To Attend Lawn Care Class

The Board approved the expenditure to send Mr. Sweeney to a three day lawn care class in February. The approved cost is \$200.

### Security & Pool Tags

The Board discussed the continued use of the pool tags and agreed that the tags should be used in 1989 and established cost for the replacement of the tags.

After a motion duly made and seconded, the following resolution was unanimously adopted:

Resolved That: The tag system will continue to be used in 1989. Broken tags will be replaced free of charge upon return of the broken tags. Lost tags will be replaced at a cost of \$5 per tag.

### Picnic Area Location

Mr. Gilbo raised the issue of relocating the picnic area. The Board reviewed the minutes of previous meetings which related to the picnic area. The minutes reflect the Board's decision to relocate the picnic area to the area adjacent to the boat ramp and swings. The members were informed of this at the Memorial Day meeting. Mr. Osenbach stated that he obtained bids on the relocation and construction of a new shelter and removal of the old. The estimate was approximately \$3600 to move it and about \$400 - \$600 more to build a new structure. Following discussion, Mr. Osenbach was asked to get additional bids to put in a slab and remove the old slab. Mr. Ross was asked to check into moving the roof.

### Irrigation Of The Orchard Property

The question was raised as to the cost of irrigating the orchard. Mr. Osenbach stated that the Board previously authorized the expenditure to install one new irrigation line with valves. After a discussion, Mr. Osenbach was asked to report back on the cost to install a system for the total orchard.

### Parking

The Board discussed the parking of vehicles for extended periods of time at the boat ramp location. The signage should state that the area closest to the ramp is short term day parking only. Mr. Joe Bartkovich is to be notified to move his roofing truck. Mr. Ross volunteered to cut the weeds at the extended parking site if the area is stacked.

### Other Items

Diving Board - The Board approved the purchase of a new diving board after being informed that the existing diving board could not be repaired due to splitting of the interior structure.

Carpet in Caretakers House - The Board approved the installation cost of placing used carpet in the caretakers house.

### Next Meeting

The next meeting of the Board of Directors will be on March 15, 1989 at 7:30 pm.

### Adjournment

There being no further business to come before the Board, the meeting was adjourned at 10:37 pm.

Correct:

Jack Divine  
President

Alex Osenbach  
Acting Secretary