

Minutes of General Meeting
Lake Entiat Estates Lodge Association

September 5, 1982

President, Joe Brown, called meeting to order at 2:30 PM. He welcomed all new property owners and said we were glad to see so many new cabins.

Introduction of Officers present were made. Vice President, Niel Doherty - Treasurer, Verla Hofferber - Secretary, Audrey Schatz - Sgt of Arms, Jerry Olstad was not present. He has resigned as he and wife are traveling this summer.

The minutes of last meeting was read, with the announcement that the tape recorder had not worked so they were written from memory of Board members attending. There were two deletions that were added.

1. Add: 30 day limit of use of R.V.'s on building lots when owners are present, then store at owners risk in the boat launch area or take home. (from Herb Gilbo)
2. Add: Don Kulp submitted reports for maintenance, Tennis courts - estimate of \$23,716.00 plus tax and snow removal equipment for caretaker, \$1,843.00 plus tax.

After these additions, minutes were approved.

The treasurer report was read and approved.

Joe called for Committee reports: Budget Committee, none at this time. New Committee is to be set up due to resignation of old one. Building and Covenants Committee, Jim Marriott said that he's still working on changes and will report to the Board. Safety and Rules Committee, Audrey Schatz reported no changes on rules. It was brought to attention that the upper patio by pool needs repairing and that railings on clubhouse balcony are wobbly. The Board will attend to this. Also, the wood dividing boards on lower pool patio need replacing. This is being done by the caretakers, slowly by surely. Maintenance Committee, Don Kulp asked that his last letter to the Board be read and answered. This was done as follows:

1. Repair of Tennis Courts: Because of high cost this has been put on a low priority. The Board felt that needed to be done first, these things are mentioned later on in unfinished business.
2. Plow and snow thrower: Board decided that they are not needed - Reason - The county will do the plowing (when they do the county roads) for a small amount of money on the side. Kermit Rogers reported that it cost him \$29.00 (for 1 year) to be plowed out when he was living here all the time. During this discussion, the subject came up about other persons besides the caretaker running the mowing tractor. Because the insurance carried by the Association doesn't cover this, there's the possibility of being sued in case of an accident. It was suggested that Verla check with the Insurance Co. to see if additional insurance can be carried to cover this situation.

For remainder of this season only, Mr & Mrs. Chase volunteered to help caretake (with the promise not to sue) as his wife has broken her hip. It was put to vote and passed with 32 in favor and 2 opposed.

3. Was skipped.
4. Committee list of addresses be updated. This will be done by Audrey and mailed to Members.
5. Public Telephone: This was refused years back. Niel will check this out again.
6. Broken windows in shop. Ted has been told to fix them.
7. Private Road: This does not have to be chained off - just posted private and closed for one day per year.
8. The increase from \$100 to \$300 for misc. expense for the caretaker. This is being done as of today. Verla gave Don Kulp a check for the caretaker.
9. Running association according to By-Laws. Answer is in new Business.

Current and Unfinished Business

The control line from pumps to water tower have been put deeper into ground as the county required before they would continue to maintain our roads. Leo Nehen kindly took that job on.

The pump on well needed repair. This was done and pump is working beautifully now.

The Boat Docks are in the process of being repaired. The white color on them now is a undercoat. They will get two more coats of marine paint. The under-side needs repairing also. We hope to take care of that next. We have to make arrangements to first have the muskrats trapped as they are eating the pontoons.

The road that ran thru the Chase property (to boat launch) has been changed.

Estimates have been obtained for replacing the sprinkling system. This is very expensive and probably will go over a five year period to completely phase out the old system. Joe Brown will keep on top of this since he has all the information plus knowledge of systems from his orchard business.

The question of non-profit organization and taxes was brought up again. We are not and never will be considered non-profit, as reported by June Riggs. Don Kulp asked that our lawyer be asked for confirmation of this. We will either go to the Internal Revenue Office or the lawyer for information and report findings at next meeting. It was asked do we have a depreciation schedule? We will have, this is our first year that the Community Property was legally all "Ours". Property taxes on the Community Property for 1982 was \$1,448.87.

New Business

The By-Laws we have are still the original ones from 1968 drawn up by Martin, Pashall & Frie (the developers of Lake Entiat Estates) with a few amendments added over a ten year period. Don Kulp said he will study the minutes of these ten years and submit his findings to the Board.

Rodger Frye suggested that all burnable trash he put in one pile to help with burning of same.

Hank Weeber suggested a different time for general meeting so that the day wouldn't be so cut up. Different times and days were talked about with a motion made for Saturday evening at 7:30 pm on the same Holiday weekend we now have meetings. This was over ruled by a vote of 22 against and 10 in favor. It was then agreed that the Board should decide the time (to be earlier) for the meeting.

Joe asked that persons' building should be sure to remember that the minimum is 850 sq. ft. as stated in our Covenants, and that building plans should be submitted to Building and Covenants Committee before starting to build.

Also, Joe asked that when members send letters with suggestions and/or complaints to the Board, that they sign them. When they are unsigned, we tend to ignore them like one would "junk mail."

It was asked, "do members want the covenants to be changed now or wait for another 8 years?" The lawyer for the Association says they can be changed. It was decided that the Covenants Committee should hold another meeting and their draft be studied and voted on each item and Jim Marriott as chairman will handle this.

We had volunteers for different committees. They signed up after the meeting. Their names are on new list being mailed out.

Don Kulp says that in answer to request for an outside gate to and from pool (to by-pass club house) will be taken care of.

Election of Officers Took Place

There were no new nominations from the floor. We had two volunteers before the meeting. Herb Gilbo consented to run for Vice President and Les Chase consented to run for Sgt of Arms. The new Board for the 1982-83 season is as follows:

President	-	Niel Doherty
Vice President	-	Herb Gilbo
Treasurer	-	Verla Hofferber
Secretary	-	Audrey Schatz
Sgt of Arms	-	Les Chase

It was announced that Glayds, the Caretakers wife, was coming home from the hospital today. And for those interested, there is a welcoming party with cake and flowers from the Association this evening.

Meeting adjourned at 4:15 pm.

Respectfully submitted;
Audrey M Schatz - 776-6600
Secretary for the Board