

Lake Entiat Lodge Associated Meeting of the Board of Directors

March 18, 2017

TIME AND PLACE

The Board of Directors of Lake Entiat Lodge Associated met Saturday, March 18, 2017. The meeting was held at the clubhouse in Orondo, Washington and called to order by Board President Mr. Russell at 9:03 am.

PRESENT

The following directors were present: Dan Russell, John Howgate, Darrell Richards, Nick Nelson, and Bill Tucker. Director Ryan Haggard attended via conference line. Staff members Jeri Fifer, Jason Knight, and five Association members were also in attendance.

APPROVAL OF MEETING MINUTES

Mr. Russell presented the February 18, 2017 Board Meeting Minutes draft for approval.

Mr. Tucker made a motion to approve the February 18, 2017 Board of Directors meeting minutes draft as presented. Mr. Howgate seconded and the motion carried unanimously.

FINANCIAL REVIEW

Mrs. Fifer provided a report on the financial status and delinquencies to date. Discussion followed with no unexpected expenses noted.

NEW BUSINESS

Reserve Study update

Mrs. Fifer presented bids for a reserve study update. After review the lower bid was determined the best approach to take.

Mr. Nelson motioned to approve Capital Reserve funds up to \$1,700 for the Reserve Study update. Mr. Richards seconded and the motion carried unanimously.

ANNUAL MEMBERSHIP MEETING PREPARATION/COMMITTEE REPORTS

Capital & Long Range Planning

Mr. Tucker shared an updated version of the capital & long-range planning worksheet and the potential funding options. The anticipated cost of maintaining current assets, identified by the last Reserve Study, could be properly funded if the Water Loan Repayment assessment is extended after payoff and initially redirected to the Maintenance or Capital Reserve fund. New

amenities would require an increase in assessments in conjunction with the use of the extended water loan repayment fund should the membership choose to approve.

Facilities/Maintenance

Backflow Test Program— Mr. Knight shared estimates from local Backflow Assembly Testers (BAT) to perform annual tests for the community members. The program would offer convenience to all participating members and provide the opportunity to the BAT chosen for potentially lower negotiated rates.

After discussion, the consensus was to offer the program to the membership with an opt-out option and discuss at the annual meeting.

FireWise clearing roadside pickup service- Mr. Richards and Mr. Nelson shared the options for continuing this service annually for the members. After discussion, consensus was to offer the service but to have staff provide the pickup of debris to save on costs. A weekend will be chosen in the spring to provide this clean-up.

Mr. Tucker additionally relayed that a FireWise Committee has been formed and that the first meeting will follow the Board Meeting.

Dock/Piling Damage- Mrs. Fifer reported that significant damage was found on the launch cove pilings and launch dock due to winter ice. After discussion and the need to expedite the repairs as needed when estimates are received the following motion was made:

Mr. Nelson motioned to approve Capital Reserve funds up to \$10,000 for repairs required to the launch cove dock and pilings. Mr. Richards seconded and the motion carried unanimously.

Rules & Regulations

As presented at last year's annual meeting, community-wide rules enforcement will be discussed for comments and final action. Underage golf cart driving and dogs off-leash are, in particular, some of the primary concerns of members.

Mrs. Fifer additionally presented the option of adopting a rule that would require the clearing of fire hazards on individual lots. The issue was tabled.

Social Events

Mr. Howgate asked for volunteers to serve at the Pancake Breakfast April 30th. Mr. Tucker, Mr. Nelson, Mr. Richards and Mr. Howgate stated their intent to serve at the event.

4th of July- Mr. Howgate shared that a rock & roll band has been booked for the 1st of July and the country band hired in 2016 is also being pursued. More volunteers are needed if members wish to continue the same activities and food provided. One idea was to hire a caterer for the event, but the costs were very high per-person, which would not fit the current budget. There

will be sign-up sheets at the annual meeting and the 4th of July functions will be determined based on membership participation.

STAFF REPORT

Mrs. Fifer provided the objectives in the hiring of seasonal staff. She reported that with the increase in rate of pay, obtaining applicants should not be as challenging this year.

MEMBER CORRESPONDENCE

Mr. Schindler made a request for the Association to change the Covenants to have matching setbacks with Douglas County. After discussion, Mr. Schindler withdrew his request but wishes to move forward with a waiver of the Covenants membership vote to allow the eaves on one side of his property to be allowed in the Association setbacks.

The floor was opened for questions and answers from members in attendance.

The next Board meeting was set for April 8, 2017 at 9:00 am in the clubhouse.

The meeting was adjourned at 11:10 am. Mr. Nelson moved, Mr. Haggard seconded and the motion carried unanimously.

Submitted by:

Jeri Fifer, Acting Secretary