

LAKE ENTIAT LODGE ASSOCIATED
Meeting of the Board of Directors
August 16, 2008

Executive Meeting:

Prior to the commencement of the Board Meeting the Board met in executive session to discuss employee issues and the Booth residence.

Time and Place:

The Directors of Lake Entiat Lodge Associated met on Saturday, August 16, 2008. The meeting was held at the Clubhouse in Sun Cove, Orondo, Washington. Bryan Wheeler called the meeting to order at 9:10 AM.

Present:

Board members present were: Dan Russell, Nick Nelson, Bryan Wheeler, Todd Watson, and Brandon Fix. Association Treasurer Kevin Kalberg was also in attendance. Bryan Wheeler acted as chairman for the meeting and Michelle Richardson acted as secretary. There were other Association members present.

Meeting Minutes:

The Board reviewed the meeting minutes from the July 12, 2008 Board meeting. After a motion duly made and seconded the minutes of the July 12, 2008 Board meeting were approved as submitted. Motion by Mr. Watson and seconded by Mr. Nelson.

Financial Review:

Mr. Kalberg gave a brief financial overview of the July 2008 Financial Statements. Cash Balances at 7/31/08 were: Operations \$ 70,669 and reserves a) Capital Improvements \$113,646 including \$47,547 held as a construction bond for the County b) Water Systems \$42,654 c) Loan Repayment \$208,295 d) Shoreline Improvement \$38,118.

The board discussed the increase expense for the 4th of July picnic and the increase for the maintenance operations due to the installment of the new pool chlorination system and fertilizing the grass areas. Also discussed was the expense for the handling of the short term rental activity. Legal expense was also discussed.

It was noted that the Automatic Charge for the payment of fees was not activated as earlier reported due to issues with the Bank. It will take some additional time to work out the details with the bank.

The Board discussed the Pipkin note. Following a motion duly made and seconded the following resolution was unanimously approved, motion by Mr. Nelson and seconded by Mr. Fix.

Resolved that: the president is authorized to execute the note extension with Pipkin Construction which extends the final payment to April 15, 2009.

Capital Projects:

The Board reviewed the bids submitted for painting the clubhouse. NCW Painting & Contracting from Wenatchee was selected at a price of \$5,568, Mr. Kalberg will be in contact with the contractor to finalize the project details.

Michelle presented the Board with a bid from a local contactor Lander Electric for the amount of \$420 to finish the installation of the clubhouse cameras. The bid was approved and Michelle was asked to move forward.

At this time the Board tabled further discussion on the planning for 2009 and 2010; Mr. Lungren and Mr. Zeller were heading those projects and are not present.

Shoreline:

The upper lagoon docks are open for use; the contractor still has a few adjustments to make.

Pipkin has been contracted to re-grade the parking area and remove the spoils pile. The pile has been removed, now they will level the area so that the area can be planted as required by the permit.

Covenant Change Vote Response:

66% of our members have responded to the vote. On Labor Day Weekend Michelle will have vote cards at the clubhouse for anyone who has not yet voted. The Board would like to encourage anyone who has not yet voted to do so at that time.

Swimming Pool Issues:

A new chlorinator system has been installed. The Board decided to discontinue the 15 minute closures.

Mr. Nelson and Michelle will work together to complete the modifications required by the County Health district to bring the barrier (Fence) into compliance with County codes.

Rental Planning:

10 of 11 rental homes have generally complied with the association rules regarding short-term rentals. The management company has been working with these owners to obtain the required documents.

Owner Issues:

There were some questions about the Bellevue Police Guild having bought property inside Sun Cove. The Board stated that the Bellevue Guild was proactive when asked to pay a rental fee, and stated that they didn't feel that they were a rental. All the people that stay in the Guild's home are members of the Guild, and so are part owners of the house. The Board sought legal advice and it was determined that we as an Association could not charge the Guild a rental fee unless non-members were staying there and being charged to do so.

The issue of Boat Sticker not being affixed to boats was brought up. The Board asked that Michelle put out citations to all boats that do not have their Boat Sticker affixed and ask them to attach their Boat Sticker to their boats.

The question of fire preparedness in our community was brought up. It was asked if our fire hydrants have been tested recently and if our hoses are accessible and usable. The Board asked Mike Knight to look into those issues. The Board requested that Mike test the hydrants and make sure that all of our equipment is functional.

The Board would like to remind people that the homes along the park are private property and to please not cut through those properties without the home owner's permission.

The Board would also like to recognize and thank all those volunteers that made our 4th of July parade and picnic a wonderful success.

The Association rental house will be vacant as of August 24, 2008. The Board has not yet decided as to what will be done with the house.

Next Board Meeting Date:

Sunday, September 21st, 2008 at 9AM

Adjournment:

There being no further business to come before the Board, the meeting was adjourned at 12:00.

Submitted by
Michelle Richardson
Site Manager