

Glenhaven Lakes Club, Inc.

664 Rainbow Drive
Sedro Woolley, WA 98284
Board of Directors Meeting
Oct 11th, 2018

PRESENT: Beverly Crouter (President), Steve Reynolds (Treasurer), John Hirsch (Asst Secretary), Courtney Long (ill, on speaker phone), Bekki Dodd (Office Manager), Lori Hansen (Vice President)- excused, Steve McCreight- excused, Laura Lunsford (Secretary)- excused

This is a rescheduled meeting from Oct 8th when the Board meeting was canceled due to illness of several board members.

I Call to Order – 7:01pm We have a quorum per policy with Courtney Long on speaker phone.

A. Open Forum: No members to speak.

B. Changes/Additions to Order of the Agenda:

Bev requests to move VI C. and D. pipeline replacement topics to II B. Move insurance policy to New Business. No further changes.

C. Accept the Order of the Agenda

****Motion made by John Hirsch to accept the order of the agenda, seconded by Steve Reynolds, motion passes unanimously****

II A. Approval of Minutes:
Sept 10th, 2018 Minutes

****Motion made by John Hirsch to approve the minutes, seconded by Bev Crouter, motion passes unanimously****

B. Fernhaven and Thompson “Plan B” pipe replacement:

The Wilson Engineering letter was reviewed and projects discussed. Both pipe projects would be done by GLC in-house thus saving the cost of contracting them out.

About 900 feet of pipe will be replaced on the Fernhaven project.
About 1000 feet of pipe will be replaced on the Thompson B project.

****Motion made by Steve Reynolds to approve the Engineering Report cost by Wilson Engineering for the Fernhaven and Thompson “Plan B” pipeline replacement projects, seconded by John Hirsch, motion passes unanimously****

****Motion made by Steve Reynolds to approve the Fernhaven pipe replacement project for a cost not to exceed \$90,000. From our Capital Reserves Water fund, seconded by John Hirsch, motion passes unanimously****

****Motion made by Steve Reynolds to approve the Thompson "Plan B" pipe replacement project for a cost not to exceed \$102,000. From our Capital Reserves Water fund, seconded by John Hirsch, motion passes unanimously****

Note: Engineering Report cost is included in the above totals.

III General Reports:

- A. A & Z Report- Reviewed and discussed.
- B. Glenroad Report – No report submitted.
- C. Chair Report –Thanks to all for your efforts. Get well quick.
- D. Treasurer's Report
 - 1. Balance Sheet – Reviewed and accepted.
 - 2. Monthly P & L Operations – Reviewed and accepted
 - 3. Monthly P & L Water – Reviewed and accepted
 - 4. Year to Date P & L Operations – Reviewed and accepted
 - 5. Year to Date P & L Water – Reviewed and accepted
 - 6. Reynolds Report – Reviewed and accepted
- E. Office Manager's Report
 - 1. Water Report – Reviewed and accepted
 - 2. Operations Report – Reviewed and accepted. Our amenities usage chart shows large increases in pool, club house and island use. Use up over 40% this past summer.
 - 3. Enforcement – Reviewed and accepted.

IV Correspondence

- A. Member email - Member expressed concern feeling that GLC has not been taking enforcement action against nuisance vehicle owners.

Bekki will contact member. We have been pursuing action against many nuisance vehicles.

V: Unfinished Business

- A. Fine Schedule Draft - The new fine schedule was reviewed and discussed.

****Motion made by John Hirsch to accept the new Fine Schedule with corrections and implement upon passage, seconded by Steve Reynolds, motion passes unanimously****

Fine schedule will be posted on the GLC website.

B. A & Z Forms/permits – Reviewed and discussed.

****Motion made by Steve Reynolds to accept the Stop Work Order form as amended, seconded by John Hirsch, motion passes unanimously****

The permit application forms are being updated and should be ready soon.

VI: New Business:

A. Budget discussion and capital project prioritization

Budget considerations were discussed.

B. Lien Information

Discussed information from the attorney regarding the lien process in general. Reviewed the list of members who owed GLC significant amounts in unpaid dues and fees.

****Motion made by John Hirsch to begin lien proceedings against the members on the list of large delinquencies, seconded by Courtney Long, motion passes unanimously****

C. Thompson “Plan B” pipe replacement: Moved to earlier in the meeting.

D. Fernhaven pipe replacement: Moved to earlier in the meeting.

E. Firearms policy

Reviewed attorney’s thoughts on a firearms policy.

Reviewed attorney’s draft of the Firearms Policy 18-10-01.

This would only affect the property GLC owns such as the office, islands, pool, Club house, maintenance buildings. It does not affect members own homes and lots.

****Motion made by John Hirsch to accept the Firearms Policy 18-10-01 as drafted by our attorney, seconded by Courtney Long, motion passes, 3 in favor, 1 opposed.****

The votes in favor, B.C., J.H., and C.L., felt we needed to do all we could to help provide a safe work environment for our employees and a safe recreational environment for our members and families

when they use our facilities and this policy would help to do that.

The vote opposing, S.R.

F. Insurance

Discussion about renewing the GLC insurance policy.

****Motion made by Steve Reynolds to accept the
Insurance policy renewal for the coming year, seconded by
John Hirsch, motion passes unanimously****

VII. Action Items: Nothing further at this time.

VIII. Open Forum: No one to speak.

IX. Executive session: Legal and personnel matters

****Motion made by Courtney Long, seconded by Steve Reynolds to enter
into Executive Session to discuss a legal matter, motion passes
unanimously****

Discussed. No action taken.

****Motion made by John Hirsch to exit Executive Session, seconded by Steve
Reynolds, motion passes unanimously****

X. Adjourn

Meeting Adjourned at 9:38 pm.

Respectfully submitted by:

John Hirsch, Assistant Secretary