

Board Meeting Minutes for Jan 20th, 2018

President Curt Simonson called the meeting to order at 4:00 pm.

Board members present: Diane Thompson, Robert Copeland, Curt Simonson, Bob Hennings, Karl Goeres

Members absent: Teresa Steel, Brian Miller, Steve Lewis, Erik Godo

Also Present: Jake Payne, Mike Smith, Frank Nemeth, Dennis, Stephanie, & Sara Opacki, Sean Wittmar, Charlie Wolf

Minutes from the Nov 18th, 2017 meeting accepted as published.

Treasurer's Report (Teresa Steel)

Checking	\$ 110,432.95
Money Market	74,896.32
Water Reserve	113,360.40
Capital Reserve	67,271.88
November Expenses	7,127.46
December Expenses	8,005.69

Funds will be transferred from money market to CD reserve accounts in early February for the money not spent in 2017.

158 of the 240 lot owners have paid their 2018 annual assessments.

The Jan-Dec, 2017 Profit and Loss Actual vs. Budget report was reviewed. Actual is tracked to plan as expected. Contact Teresa Steel if you would like a copy of the report.

Caretaker's Report (Jake Payne)

Security - Weekly walk-arounds and security checks completed. No issues. Multiple septic alarms have gone off. Home owners have been advised.

Water - Routine monitoring and testing completed. No issues.

Maintenance - Serviced truck, corrected monitoring matching on nine master meters, advised several homeowners of leaks on their property and fixed water leak in clubhouse.

Office / Admin - Updated database, organized files and office. Continued studying water books in preparation for test.

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Commission Reports

Water & Facilities (Karl Goeres)

Water usage at expected level. Data continues to be gathered to measure difference between water used by property owners and water produced from well to detect leakage. Difference is marginal and well below maximum allowed. Jake continues to monitor water usage and actively takes corrective action if / when usage goes up beyond normal.

Architectural Control (Jake Payne). No new items to report.

Shoreline Stabilization and Conservation Commission (Diane Thompson)

Monitoring of erosion is ongoing. The tip of several vanes have been exposed and are now in the water and working as planned. Monitoring of shoreline status is evaluated yearly by Lawrence Dominquez, KPFF Consulting Engineers. Reports are submitted to PALS. See CRR website for detailed information.

Box Gardens (Frank Nemeth)

No new items to report.

Old Business

Summary of CRR policy on open fires, recreational shooting and fireworks was reviewed by the fire department and approved. Thank you to Mike Smith for working this. Board will review summary and advise of modifications, if any, prior to the next CRR Board meeting. If no changes, the summary will be published and distributed to homeowners.

The board discussed the ongoing challenge of trees that have grown tall enough to potentially pose a danger to structures.

New Business

Several culverts have been damaged. Frank Nemeth contacted the County for repair / replacement.

The Board meeting was adjourned at 5:00 pm.

Next Board meeting is March 17th, 2018 at 4:00pm
Water and Facilities meeting at 3:00pm
All property owners are encouraged to attend