

**Board Meeting Minutes for Mar 17th, 2018**

**Board Members Needed. Please See New Business on Page 2.**

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

Board members present: Teresa Steel, Curt Simonson, Karl Goeres, Erik Godo  
Members absent: Bob Hennings, Brian Miller, Steve Lewis, Diane Thompson, Robert Copeland  
Also Present: Caretaker Jake Payne, Mike Smith

Minutes from the Jan 20th, 2018 meeting accepted as published.

**Treasurer's Report (Teresa Steel)**

Checking	\$ 53,305.23
Money Market	74,899.95
Water Reserve	172,380.40
Capital Reserve	83,282.05
January Expenses	9,979.57
February Expenses	5,436.62

On February 3rd, \$ 59,000 was transferred to the Water Reserve CD and \$ 16,000 was transferred to the Capital Reserve CD.

201 of the 240 lot owners have paid their 2018 annual assessments. Reminders and Intents to Lien will be mailed out the end of March.

The Jan 1<sup>st</sup> through March 17<sup>th</sup>, 2018 Profit and Loss Actual vs. Budget report was reviewed.

**Caretaker's Report (Jake Payne)**

Security - Weekly and random walk-arounds and security checks completed. No issues.

Water – Performed routine monitoring, meter reading, water charting, static testing, monthly water sampling, and tank level monitoring. Submitted reports to DOH, updated DSL system chart, advised three homeowners of leaks. Compiling data for, and mapping section valves. Purchased water system parts.

Maintenance – Cleaned shop & clubhouse, picked up garbage, cycled equipment, coordinated with county for pot hole repairs, kept snow clear of walks, coordinated tree limbing communications with Asplundh, serviced fire extinguishers, performed yard work and limb removal, worked on mole issue, installed shop shelving, purchased repair items.

Office / Admin – Met with Wendy for new database install, updated database, returned calls and emails, submitted receipts and payments, studied for water exam. There are 2 horses in stables.

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**Commission Reports**

**Water & Facilities (Karl Goeres)**

The ranch truck is 20 years old and has maintenance issues. Research will be done to determine replacement options.

**Architectural Control (Jake Payne).** 1 new permit (carport).

**Shoreline Stabilization and Conservation Commission (Diane Thompson)**

We are continuing to monitor the river bank erosion. A comprehensive evaluation will be done in late August. March 15, 2018 will be the last payment for lot owners making payments quarterly. The last monthly payments will be May 15, 2018. Please email Diane Thompson if you have questions or call her at 206-718-5108.

**Box Gardens (No Report)**

**Old Business**

Summary of CRR policy on open fires, recreational shooting and fireworks is under review.

Curt provided an update on research he and Bob have done regarding the ongoing challenge of trees that have grown tall enough to potentially pose a danger to structures.

**New Business**

Eric discussed recreational ideas (bike course, frisbee golf course).

Three board positions are up for re-election. Elections will be held at the annual meeting in May. Diane Thompson and Brian Miller do not plan to run for re-election. The board thanks them both for many years of service to CRR, and wishes them the best. Karl Goeres plans to run for re-election. If you are interested in running for a board position, please submit the attached form to [crystalriverranch@gmail.com](mailto:crystalriverranch@gmail.com) by April 21<sup>st</sup>, 2018.

A Firewise meeting will be held at the Greenwater Community Center on Saturday, April 7th from 10am to 12pm. Additionally, a free wildfire audit and chipper service will be available from May 7<sup>th</sup>-18th. For more information, or to register for this service, call 253-845-9770, or go to [www.PierceCD.org](http://www.PierceCD.org). Early registration is encouraged.

The Board meeting was adjourned at 5:10pm.

**Next Board meeting is April 21st, 2018 at 4:00pm**  
**Water and Facilities meeting at 3:00pm**  
**All property owners are encouraged to attend**

Muckleshoot/Hancock Forest Management recreational access permit information is available at <https://www.hancockrecreationnw.com/>